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September 03, 2015

Gordon Makis

TankFinders was retained by Gordon Makis to complete an underground storage tank (UST) search at 1945 Sutherland Avenue, North Vancouver, B.C. (the Site). A Site inspection and metal detection was completed at the Site on September 03, 2015. **The results of the search indicated that no UST was found.** It should be noted that a tank may exist beneath the garage, however we were not able to detect this area.

This UST search was completed as part of due diligence requirements prior to a real estate transaction.

It should be noted that the UST search conducted was *non-intrusive*, and therefore, cannot guarantee with absolute certainty that a UST does not exist, or has not historically existed, at the Site. A non-intrusive search cannot determine whether environmental contamination (soil, groundwater, or soil vapour) exists at the Site.

As a standard precaution, as part of potential future Site redevelopment activities (i.e. demolition, excavation, etc.), hydrocarbon odorous or other suspect impacted soils are encountered, a qualified environmental professional should be retained to further assess conditions at that time.

Reliance by Lender: TankFinders authorizes the Client, or their lender to rely on the results of the findings and conclusions with the above referenced report.

Impartiality: TankFinders certifies that (1) to the best of its knowledge, TankFinders is independent of and not a representative, nor an employee or affiliate of the Property owner, purchaser, borrower, lender, operating company, or any person which has an ownership interest; and (2) TankFinders has not been unduly influenced by any person with regard to the preparation of the report or contents thereof.

If you require any further information in regards to these results, please do not hesitate to contact the undersigned at 604-281-3994.

Sincerely,
TankFinders

Liisa Wilkinson, P. Eng.
Environmental Engineer, Principal