



PRELIMINARY CERTIFICATE

PURSUANT TO THE PROVISIONS
OF THE *WATER ACT*

**PRELIMINARY
CERTIFICATE No.** 00476030-00-00

FILE No. 00476030

PRIORITY NO.: 2021-06-08-001

**PRELIMINARY
CERTIFICATE
HOLDER** Municipal District of Greenview No. 16

The Preliminary Certificate Holder will receive a Licence to divert up to 24,000,000 cubic metres of water annually at a maximum rate of 1.27 cubic metres per second from the Smoky River at SW 29-067-04-W6M with Priority No. 2021-06-08-001 for the purpose of industrial and commercial upon compliance with the attached conditions.

February 28, 2034

Expiry Date

Digitally signed by Okey Obiajulu
Date: 2024.02.29 16:11:56 -07'00'

Okey Obiajulu, P.Eng.
Designated Director under the Act

February 29, 2024

Date

Conditions

1. The Preliminary Certificate is appurtenant to the following undertakings:
 - (a) the diversion works at the actual point of withdrawal from the Smoky River at the SW 29-067-04-W6N; and
 - (b) the Point of Use in the industrial and commercial zone known as the Greenview Industrial Gateway (GIG)

as specified on the map titled "FIGURE 1 - WATERSMART SOLUTIONS, LTD. - GREEVIEW INDUSTRIAL GATEWAY PROJECT - GREENVIEW INDUSTRIAL GATEWAY WATER DIVERSION FROM SMOKY RIVER," dated January 10, 2024.
2. The Preliminary Certificate Holder shall submit to the Director a plan for subdivision occupancy specifying details about water use at the Greenview Industrial Gateway (GIG) including but not limited to:
 - (a) the legal name of each facility currently located at the GIG; and
 - (b) the anticipated water use at each facility including:
 - (i) annual volumes; and
 - (ii) return flows if any.
3. The Preliminary Certificate Holder shall submit a plan for construction to the Director which shall include at a minimum, the following:
 - (a) anticipated construction phasing toward full build-out;
 - (b) how phasing will be altered, if required;
 - (c) how development plans and reports for each phase will be submitted;
 - (d) how the changes in phasing will be handled;
 - (e) how and when "As Built" plans will be submitted for each phase; and
 - (f) how the Director or their designate will be kept informed.
4. The Preliminary Certificate Holder shall submit a plan for the water works to the Director which shall include conceptual plans and reports including but not limited to the following:
 - (a) intake;
 - (b) pump house;

- (c) main pipeline;
 - (d) distribution system; and
 - (e) storage sites including:
 - (i) location;
 - (ii) capacity; and
 - (iii) connectivity to Water Works system.
5. The Preliminary Certificate Holder shall submit a plan for water management and for system operation including but not limited to:
- (a) general hydrometric and meteorologic criteria for setting and changing water diversion rates and volumes including:
 - (i) Water Survey of Canada (WSC) hydrometric station data; and
 - (ii) meteorologic data;
 - (b) water metering of:
 - (i) main supply line from the source;
 - (ii) spur lines from main supply line;
 - (iii) return flow, if any; and
 - (iv) contingency plan in case of meter failure;
 - (c) other water diversions that may contribute to the water supply (ex. storage):
 - (i) stormwater, groundwater, etc.; and
 - (ii) monitoring, tracking and reporting of this water;
 - (d) water storage:
 - (i) sites;
 - (ii) capacities;
 - (iii) connections;
 - (iv) usage; and
 - (v) replenishment;

- (e) water loss;
 - (f) return flow;
 - (g) intake operation and maintenance;
 - (h) water works system maintenance;
 - (i) water shortage response plan;
 - (j) conceptual plan for continuous improvement to water usage; and
 - (k) any other related information requested in writing by the Director.
6. The Preliminary Certificate Holder shall submit a plan that describes the process through which the Licensee will report each new facility signing on with the Greenview Industrial Gateway project to the Director including:
- (a) the facility's legal name
 - (b) the annual water requirement;
 - (c) the general purpose of water;
 - (d) rationale for requested volume;
 - (e) the approximate date for when the additional water is required; and
 - (f) any required changes to the Works.
7. The Preliminary Certificate Holder shall submit to the Director the Consultation Adequacy Recommendation for FNC202352119 from the Aboriginal Consultation Office.
8. The Preliminary Certificate Holder shall submit to the Director proof of ownership of the GIG area by the Municipal District of Greenview No. 16.
9. The Preliminary Certificate Holder shall submit to the Director proof that all necessary right of way and crossing agreements for pipelines, roads, or other infrastructure have been obtained.
10. The Preliminary Certificate Holder shall submit to the Director any other related information including other plan(s) and report(s) that may be requested in writing by the Director.
11. The Preliminary Certificate Holder shall not commence any construction activity affecting a water body without appropriate authorization under the *Water Act*.

12. The Preliminary Certificate Holder shall obtain all authorizations required under the *Environmental Protection and Enhancement Act*.
13. The Preliminary Certificate Holder shall remit a \$2,880 Licence fee made payable to the Government of Alberta.
14. The Preliminary Certificate Holder shall submit a Certificate of Completion on or before the Preliminary Certificate expiry date that certifies the following:
 - (a) all conditions of this Preliminary Certificate have been adhered to;
 - (b) the required water infrastructure is in place;
 - (c) the as-built plans have been submitted for all required works; and
 - (d) proof of payment of the Licence fee in condition 13 has been submitted.
15. The Director may specify that any further terms and conditions may be added to the Licence that is issued subsequent to the Preliminary Certificate.
16. On submission of a satisfactory certificate of completion and upon compliance of the conditions in this Preliminary Certificate, the Preliminary Certificate Holder shall be granted a Licence for the volume and rate of diversion based on the completed project need, for the diversion of water including the operation of works with the conditions in the attached Appendix 1.

February 29, 2024

Dated



Digitally signed by Okey.Obiajulu
Date: 2024.02.29 16:12:19 -07'00'

DESIGNATED DIRECTOR UNDER THE ACT
Okey Obiajulu, P.Eng.

PART 1: DEFINITIONS

- 1.0 All definitions from the Act and the Regulations apply except where expressly defined in this licence.
- 1.1 In all parts of this Licence:
- (a) “Act” means the Water Act, RSA 2000, c. W-3, as amended;
 - (b) “Application” means the written submissions to the Director in respect of application number 001-00476030 and any subsequent applications for amendments of Licence No. 00XXXXXX-00-00;
 - (c) “Cutback Threshold” means the rate of flow in the source of water at or below which reduced rate of diversion and reduced volumes of water diversion are permitted as set out;
 - (d) “Cutoff Threshold” means the rate of flow in the source of water at or below which no diversion of water is permitted;
 - (e) “Digital Regulatory Assurance System” means the secure internet website provided by the Government of Alberta for submitting the measuring and monitoring results electronically to the Director;
 - (f) “Director” means an employee of the Government of Alberta designated as a Director under the Act;
 - (g) “Greenview Industrial Gateway” or “GIG” means the industrial and commercial zone as described in the plan(s) and report(s) specified in Table 3-1;
 - (h) “Point of Diversion” (SW 29-067-04-W6) means the place at which water is diverted from the source of water;
 - (i) “Point of Use” means the place at which the diverted water is used by the License Holder at the Greenview Industrial Gateway for the licenced purpose;
 - (j) “Regulations” means the regulations, as amended, enacted under the authority of the Act;
 - (k) “Source of Water” means the Smoky River located within SW 29-067-04-W6; and
 - (l) “Works” means the intake(s) and pump house, and all pumps, supply lines, distribution lines, connector lines, reservoirs, tanks, metering devices, and other infrastructure required to supply water for the licenced purpose.

PART 2: GENERAL

- 2.0 The Licensee shall immediately report to the Director by telephone any contravention of the terms and conditions of this licence at 1-780-422-4505.
- 2.1 The terms and conditions of this Licence are severable. If any term or condition of this licence is held invalid, the application of such term or condition to other circumstances and the remainder of this Licence shall not be affected thereby.
- 2.2 The Licensee shall not deposit or cause to be deposited any substance in, on, or around the source of water that has, or may have, the potential to adversely affect the source of water, unless authorized in writing by the Director.
- 2.3 Unless otherwise specified in writing by the Director, the Licensee shall submit an application to the Director for the decommissioning of the works within six months after permanently ceasing operation of the works or diversion of the water.

PART 3: DIVERSION OF WATER

- 3.0 This Licence is appurtenant to the following undertaking:
 - (a) the Point of Diversion (as defined); and
 - (b) the Point of Use (as defined)

as described in the plan(s) and report(s) specified in Table 3-1 for the purpose of industrial and commercial.

TABLE 3-1: REPORTS AND PLANS

TITLE	DEPARTMENT REFERENCE NUMBER
MD of Greenview, Greenview Industrial Gateway Alberta Water Act Water Diversion Licence Application Dated June 3, 2021	
Water availability assessment for the Greenview Industrial Gateway – V2 Dated June 3, 2021	
FIGURE 1 WATERSMART SOLUTIONS, LTD. GREEVIEW INDUSTRIAL GATEWAY PROJECT GREENVIEW INDUSTRIAL GATEWAY WATER DIVERSION FROM SMOKY RIVER Dated January 10, 2024	

- 3.1 The water works used to divert and convey the water to the point of use authorized by this licence shall include, at a minimum, all of the following:
 - (a) the point of diversion in SW 29-067-04-W6 as referenced in the plan(s) and report(s) specified in Table 3-1; and

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- (b) the works owned and / or operated by the Licensee including supply lines, pumps, reservoirs, tanks, and any other associated works as described in the plan(s) and report(s) specified in Table 3-1.
- 3.2 The Licensee shall undertake the diversion in accordance with the plan(s) and report(s) specified in Table 3-1.
- 3.3 The Licensee shall divert water only for the purpose(s) specified in this Licence.
- 3.4 The Licensee shall only divert water from the source of water specified in this Licence.
- 3.5 The Licensee shall divert water only from the point of diversion located at SW 29-067-04-W6.
- 3.6 The Licensee shall divert the water only to the point of use.
- 3.7 The Licensee shall not divert more than 24,000,000 cubic metres of water in a year.
- 3.8 The Licensee shall not divert water at a rate of diversion greater than 1.27 cubic metres per second.
- 3.9 The Licensee must meet the requirements in SCHEDULE 1: Smoky River Diversion Table when diverting any water and these requirements are to be met at the location of the Water Survey of Canada Key Station #07GJ001 (Smoky River at Watino).
- 3.10 The Licensee shall install a flow metering device at the following locations, at a minimum:
 - (a) on the main water line from the Smoky River; and
 - (b) at other strategic locations so that all distributed water can be accounted for.
- 3.11 The Licensee shall maintain all flow metering devices referred to in 3.10 in accordance with manufacturer's specifications.
- 3.12 The Licensee shall calibrate all flow metering devices referred to in 3.10 in accordance with manufacturer's specifications.
- 3.13 The rate of diversion and volume of water permitted to be diverted under SCHEDULE 1: Smoky River Diversion Table are calculated as follows for the applicable week:
 - (a) if the flows at Station #07GJ001 are less than Column [A], the Licensee can withdraw the maximum daily volume at Column [B] at the maximum rate at Column [C]; or
 - (b) if the flows at Station #07GJ001 are less than Column [D], the Licensee can withdraw the maximum daily volume at Column [E] at the maximum rate at Column [F]; or

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- (c) if the flows at Station #07GJ001 are less than Column [G], the Licensee cannot withdraw any water.

3.14 The Director may, on their own initiative, amend this Licence to establish or change any of the following for the Smoky River:

- (a) rate of flow requirement;
- (b) in-stream objectives;
- (c) water conservation objectives; and
- (d) exceedance flows;

upon a minimum of 12 months written notice to the Licensee.

PART 4: MONITORING AND REPORTING

4.0 Unless otherwise authorized in writing by the Director, the Licensee shall measure:

- (a) the rate of diversion from the source of water;
 - (i) in cubic metres per second;
 - (ii) using the meter(s) in 3.10;
 - (iii) on a continuous basis; and
- (b) the total volume of water that is diverted from the source of water:
 - (i) in cubic metres; and
 - (ii) on a daily basis.

4.1 Unless otherwise authorized in writing by the Director, the Licensee shall measure the rate of flow of water in the source water at Water Survey of Canada Key Station #07GJ001 (Smoky River at Watino) on a weekly basis while water is being diverted, by consulting the:

- (a) Alberta River Basins page (<https://rivers.alberta.ca/>);
- (b) Water Survey of Canada; or
- (c) Director when hydrometric station #07GJ001 is not operating, or the data is otherwise not available or reliable.

4.2 The Licensee shall:

- (a) record all of the following information:
 - (i) the place, date, and time of all monitoring and measuring;

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- (ii) the results obtained pursuant to 4.0; and
 - (iii) the name of the individual who conducted the monitoring and measuring stipulated in (i); and
- (b) retain the information in (a) for a minimum of 5 years after being collected.
- 4.3 The Licensee shall report to the Director the results of the recording in 4.2(a) using the Digital Regulatory Assurance System and any other related information required in writing by the Director.
- 4.4 The Licensee shall submit the report required in 4.3 on or before the end of the month following the month in which the information is based upon was collected.

PART 5: COMPLAINT INVESTIGATION

- 5.0 The Licensee shall:
- (a) make reasonable efforts to obtain further information regarding complaints of surface water and groundwater interference as a result of the diversion; and
 - (b) prepare a written report describing the steps taken to comply with (a) including, at a minimum, each of the following:
 - (i) a detailed description of the efforts taken by the Licensee to obtain further information regarding the complaints as required in (a);
 - (ii) all of the information obtained by the Licensee as result of the efforts required in (a);
 - (iii) recommendations for measures to remediate and mitigate the interference(s) with surface water and groundwater as a result of the diversion;
 - (iv) detailed information describing how the Licensee will implement the measures recommended in (iii);
 - (v) a schedule of implementation for the measures recommended in (iii); and
 - (vi) any other information required in writing by the Director.
- 5.1 Within 30 days of the receipt of the complaint, the Licensee shall submit the written report in 5.0(b) to the Director.
- 5.2 If the written report in 5.0(b) is found deficient by the Director, the Licensee shall correct all the deficiencies identified by the Director by the date specified in writing by the Director.

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- 5.3 The Licensee shall implement the measures in 5.0(b) as approved in writing by the Director.

Date Signed: _____

Designated Director under the Act

SCHEDULE 1: Smoky River Diversion Table**Above Wapiti River Confluence****Maximum Diversion Rate 1.27 cubic metres per second or less**

Water Survey of Canada Key Station #07GJ001 (Smoky River at Watino)

Column [#]	[A]	[B]	[C]	[D]	[E]	[F]	[G]
Description	Cutback Threshold 1 at 07GJ001	Diversion Limit when < [A]		Cutback Threshold 2 at 07GJ001	Diversion Limit when < [D]		Cutoff Threshold at 07GJ001
Week Starting	(m3/s)	(m3/day)	(m3/s)	(m3/s)	(m3/day)	(m3/s)	(m3/s)
01-Jan	43.81	72700	1.270	39.83	36900	0.640	36.00
08-Jan	43.81	72700	1.270	39.83	36900	0.640	36.00
15-Jan	43.81	72700	1.270	39.83	36900	0.640	36.00
22-Jan	40.03	72700	1.270	36.39	36900	0.640	32.00
29-Jan	39.18	72700	1.270	35.62	36900	0.640	32.00
05-Feb	39.30	72700	1.270	35.73	36900	0.640	32.00
12-Feb	39.54	72700	1.270	35.95	36900	0.640	32.00
19-Feb	39.03	72700	1.270	35.49	36900	0.640	32.00
26-Feb	38.36	72700	1.270	34.87	36900	0.640	32.00
05-Mar	37.32	72700	1.270	33.92	36900	0.640	32.00
12-Mar	38.36	72700	1.270	34.87	36900	0.640	32.00
19-Mar	42.11	72700	1.270	38.28	36900	0.640	36.00
26-Mar	43.56	72700	1.270	39.60	36900	0.640	36.00
02-Apr	44.18	72700	1.270	40.16	36900	0.640	36.00
09-Apr	72.14	72700	1.270	65.58	36900	0.640	36.00
16-Apr	107.76	72700	1.270	71.42	36900	0.640	36.00
23-Apr	107.76	72700	1.270	71.42	36900	0.640	36.00
30-Apr	107.76	72700	1.270	71.42	36900	0.640	36.00
07-May	107.76	72700	1.270	71.42	36900	0.640	36.00
14-May	107.76	72700	1.270	71.42	36900	0.640	36.00
21-May	107.76	72700	1.270	71.42	36900	0.640	36.00
28-May	107.76	72700	1.270	71.42	36900	0.640	36.00
04-Jun	107.76	72700	1.270	71.42	36900	0.640	36.00
11-Jun	107.76	72700	1.270	71.42	36900	0.640	36.00
18-Jun	107.76	72700	1.270	71.42	36900	0.640	36.00
25-Jun	107.76	72700	1.270	71.42	36900	0.640	36.00

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SCHEDULE 1: Smoky River Diversion Table**Above Wapiti River Confluence****Maximum Diversion Rate 1.27 cubic metres per second or less**

Water Survey of Canada Key Station #07GJ001 (Smoky River at Watino)

Column [#]	[A]	[B]	[C]	[D]	[E]	[F]	[G]
Description	Cutback Threshold 1 at 07GJ001	Diversion Limit when < [A]		Cutback Threshold 2 at 07GJ001	Diversion Limit when < [D]		Cutoff Threshold at 07GJ001
Week Starting	(m3/s)	(m3/day)	(m3/s)	(m3/s)	(m3/day)	(m3/s)	(m3/s)
02-Jul	107.76	72700	1.270	71.42	36900	0.640	36.00
09-Jul	107.76	72700	1.270	71.42	36900	0.640	36.00
16-Jul	107.76	72700	1.270	71.42	36900	0.640	36.00
23-Jul	107.76	72700	1.270	71.42	36900	0.640	36.00
30-Jul	107.76	72700	1.270	71.42	36900	0.640	36.00
06-Aug	107.76	72700	1.270	71.42	36900	0.640	36.00
13-Aug	107.76	72700	1.270	71.42	36900	0.640	36.00
20-Aug	107.76	72700	1.270	71.42	36900	0.640	36.00
27-Aug	107.76	72700	1.270	71.42	36900	0.640	36.00
03-Sep	107.76	72700	1.270	71.42	36900	0.640	36.00
10-Sep	107.76	72700	1.270	71.42	36900	0.640	36.00
17-Sep	107.76	72700	1.270	71.42	36900	0.640	36.00
24-Sep	107.76	72700	1.270	71.42	36900	0.640	36.00
01-Oct	107.76	72700	1.270	71.42	36900	0.640	36.00
08-Oct	107.76	72700	1.270	71.42	36900	0.640	36.00
15-Oct	107.76	72700	1.270	71.42	36900	0.640	36.00
22-Oct	107.76	72700	1.270	71.42	36900	0.640	36.00
29-Oct	96.82	72700	1.270	71.42	36900	0.640	36.00
05-Nov	83.80	72700	1.270	71.42	36900	0.640	36.00
12-Nov	68.52	63400	1.100	62.29	36900	0.640	36.00
19-Nov	58.50	54200	0.900	53.18	36900	0.640	36.00
26-Nov	51.00	47200	0.900	46.36	36900	0.640	36.00
03-Dec	46.42	43000	0.750	42.20	36900	0.640	36.00
10-Dec	44.92	42700	0.750	40.84	36900	0.640	36.00
17-Dec	44.92	42700	0.740	40.84	36900	0.640	36.00
24-Dec	43.81	70900	1.270	39.83	36900	0.640	36.00