



Government of Newfoundland and Labrador  
Department of Environment and Climate Change  
Water Resources Management Division

## PERMIT FOR DEVELOPMENT

Pursuant to the *Water Resources Act*, SNL 2002 cW-4.01, specifically Section(s) 39, 48

Date: **JULY 29, 2025**

File No: **550-01-04-11-001**  
Permit No: **PRO14432-2025**

Permit Holder: **Iron Ore Company of Canada**  
**2 Avalon Drive**  
**P.O. Box 1000**  
**Labrador City, NL A2V 2L8**  
**Jody.Wentzell@riotinto.com**

Attention: **Jody Wentzell, P. Eng.**

Re: **Labrador City - Beverly Lake PPWSA - Monitoring Wells and Sampling - Iron Ore Company of Canada**

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Permission is hereby given for : **the installation of a maximum of 6 deep monitoring wells, 5 nested wells and 4 push samples in the Beverly Lake Protected Public Water Supply Area (used by the Town of Labrador City) with reference to the application dated May 20, 2025 and additional information provided June 4, 2025 and July 28, 2025.**

- This Permit does not release the Permit Holder from the obligation to obtain appropriate approvals from other concerned municipal, provincial and federal agencies.
- The Permit Holder must obtain the approval of the Crown Lands Administration Division if the project is being carried out on Crown Land.
- This Permit is subject to the terms and conditions indicated in Appendices A and B (attached).
- It should be noted that prior to any significant changes in the design or installation of the proposed works, or in event of changes in ownership or management of the project, an amendment to this Permit must be obtained from the Department of Environment and Climate Change under Section 49 of the *Water Resources Act*.

A handwritten signature in black ink, appearing to read "A. Morris".

(for) MINISTER

## APPENDIX A

### Terms and Conditions for Permit

#### PPWSA General

1. All operations must be carried out in a manner that prevents damage to land, vegetation, and watercourses, and which prevents pollution of bodies of water.
2. Any areas adversely affected by this project must be restored to a state that resembles local natural conditions. Further remedial measures to mitigate environmental impacts on water resources can and will be specified, if considered necessary in the opinion of this Department.
3. All persons working on this project must be informed that they are within a Protected Public Water Supply Area, and must be made aware of all conditions of this Permit. A copy of this Permit must be on site during operations.
4. The attached Completion Report (Appendix C) for Permit No. 14432 must be completed and returned to this Department upon completion of the approved works. Pictures must be submitted along with the completion report, showing the project site prior to and after development.
5. An undisturbed (no cutting or ground disturbance) buffer zone of at least **150 metres** shall be maintained around Beverly Lake, at least **50 metres** around major lakes and ponds and along both sides of all streams and main tributaries running into Beverly Lake, and at least **30 metres** around all ponds, along both sides of all other water bodies including wetlands and field identified streams. Activity or development within these buffer zones is prohibited, with the exception of the area to be cleared to safely complete the drilling program. All buffer zones must be marked with signs or flagging tape to avoid encroachment into the buffer zones.
6. Treated wood shall not be used in a water body or within buffer zones established in Condition #5 of any water body measured from the high water mark. The use of creosote treated wood anywhere within the Protected Public Water Supply Area is strictly prohibited.
7. All waste material is to be collected in refuse containers, and disposed of at an approved waste disposal site outside the Protected Public Water Supply Area in accordance with the *Environmental Protection Act, SNL 2002 cE-14.2*.
8. Equipment storage, maintenance facilities associated with this project, and all maintenance other than emergency repairs must not be located/carried out within the Protected Public Water Supply Area.
9. Officials of the Department and the appropriate Municipal Authority, Operator, or Watershed Management Committee may visit the site to ensure compliance with this Permit.
10. Liaison is to be maintained with the appropriate Municipal Authority and Environmental Scientist. If there are any specific problems (i.e. sedimentation, fuel spill, or other potential water quality impairment), the appropriate Town Manager/Clerk, Mayor, Chair of the Local Service District Committee, or Chair of the Water Supply Committee must be notified immediately at (709)944-4067. The Environmental Scientist must also be notified immediately at **(709)637-2542**.

11. Drainage from roads and other disturbed areas, and all water, runoff or effluent from the site, that is pumped or flows by gravity, shall have silt, sludge, sediment, cuttings, and visible turbidity removed by means of sediment boxes, settling tanks, settling ponds, sumps dug into the ground, filtration or other suitable treatment, to less than or equal to 30 milligrams per litre of Total Suspended Solids (TSS), before being discharged to the environment. More specifically, at the last point of control, the final discharge of all water, runoff or effluent must conform to the limits specified in Schedule A of the Environmental Control Water and Sewer Regulations, 2003, <https://www.assembly.nl.ca/Legislation/sr/Regulations/rc030065.htm>. It is the responsibility of the Permit Holder to demonstrate, that the final discharge meets the requirement of these Regulations.
12. The Permit Holder must inspect the site daily, and any water quality impairment related problems are to be reported immediately to the Environmental Scientist at (709)637-2542 and the appropriate Municipal Authority or Watershed Monitoring Committee at (709)944-4067.
13. The location of the work is highlighted on the Location Map for this Permit attached as Appendix D.
14. This Permit is valid for one (1) year from the date of issue. If required, an application for Permit renewal must be submitted prior to the expiry date. If the scope of the program changes, or more assessment activity is needed, an amendment will be required.
15. Any changes in water quality resulting directly from this project, rendering the water unsuitable as a public water supply, are the responsibility of the Permit Holder. The Minister may order the Permit Holder to provide an alternate source of potable water to the affected community until water quality returns to an accepted level.
16. Cleaning of any equipment, including but not limited to, equipment that comes into contact with drilling material, is not permitted within Beverly Lake.
17. At least seven (7) days advance notice of the beginning and end of the planned drilling operations is required. The municipal authority must be notified at (709)944-4067 and the Environmental Scientist must be notified at (709)637-2542. Any changes in the planned drilling operation must also be communicated in a timely manner, and approved with a subsequent Permit or amendment before being undertaken.
18. All vehicles and equipment must be clean and in good working order with no leaking fuel, oil, or other harmful substances that could impair water quality.
19. All stationary motorized equipment and associated fuel tanks shall have metal trays, absorbent pads or impervious liners under them to catch and contain in excess of 110 % of the aggregate volume of any fuel, lubricant and oil.
20. Where permits, licences, approvals or authorizations are issued by multiple governments departments or agencies, in the case of similar conditions, the more stringent of those shall prevail; in the case of conflicting conditions, the Permit Holder shall seek clarification and direction in writing from each of the respective departments or agencies.
21. The Permit Holder is required to ensure that adequate sanitary (bathroom) facilities are available or provided on site. This may be in the form of a portable toilet, chemical toilet, pit privy (outhouse), or municipal sewer system. If a portable toilet or chemical toilet is used, the waste water must be disposed of in a septic disposal system approved by Government Modernization and Service Delivery, or at an approved waste disposal site, outside the Protected Public Water Supply Area in accordance with the Environmental Protection Act, SNL 2002 cE-14.2.
22. The issuance of this permit does not guarantee, nor set precedent, that additional or similar permits or amendments will be issued in this or any other Protected Public Water Supply Area for additional or similar activity or development.

## **Fuel Storage**

23. There shall be no bulk fuel storage associated with this project within the protected water supply area. Fuel shall be brought to the operating area in no more than two (2), 205 litre barrels or one (1) 500 litre slip tank. The Permit Holder is hereby informed that fuel storage and handling requires a separate approval under the *Storage and Handling of Gasoline and Associated Products Regulations*, CNR 775/96.

24. A complete oil spill clean-up kit must be on site at all times when gasoline or fuel powered equipment is being used or refueled. The kit must contain the following:

- Fire pump and 100 metres of hose
- Two hand operated fuel pumps
- Six recovery containers such as empty 205 litre drums
- Four shovels
- Two pick axes
- Ten metres of containment boom
- Twenty-five absorbent pads
- One hundred litres of loose absorbent material

25. Contaminated snow and soil must be removed from the site and disposed of at an approved location outside the protected public water supply area, in accordance with the *Environmental Protection Act, SNL 2002 cE-14.2*.

26. Any spills of gasoline, fuel or oil, regardless of volume, shall be reported immediately to the Environmental Scientist at (709)637-2542 and the appropriate Municipal Authority or Watershed Management Committee by calling (709)944-4067. Furthermore, all spills in excess of 70 litres shall be reported immediately to the 24 hour spill report line at 1-800-563-9089.

27. Refueling sites shall be located at least 150 metres from any water body or wetland.

**Protected Miscellaneous**

28. The Permit Holder is required to provide this Department with all documentation, information and data which may be requested or required in order to carry out the inspection or investigation.

29. Dead trees may be removed for fuel wood, or along with brush, be burned on site. Areas for burning shall be located outside any buffer zones. Living trees shall remain uncut.

30. Sawdust, bark, and logs must not be stored within undisturbed buffer zones of any body of water, and must be removed at regular intervals to prevent excessive accumulation at the site.

31. Wood and brush removed from the work site must not be stored within undisturbed buffer zones of any water body.

32. Drilling fluids other than water must be approved by this Department prior to their use.

33. All non-domestic wells and boreholes are subject to inspections to ensure compliance with the terms and condition of this permit. Upon completion of the inspection, a wellhead inspection report will be sent to the owner.

34. If the completed well cannot meet its intended purpose as stated in the application, or if it has no further use at any time after it has been drilled or in service, for any reason including poor water quality or insufficient yield, the well must be sealed as per the Water Resources Management Division document Guidelines for Sealing Groundwater Wells, available on our website at <https://www.gov.nl.ca/mpa/files/waterres-cycle-groundwater-well-guidelines-for-sealing-groundwater-wells.pdf>.

35. All boreholes shall be sealed with bentonite to prevent any artesian flow.

36. The well casing and finished wellhead must be sealed (water tight) except for the screened vent.

37. A copy of the final report will be submitted to the Environmental Scientist. It will allow the Department to properly plan sampling in the Beverly Lake Protected Public Water Supply Area.
38. The Permit Holder is required to undertake a water quality monitoring program as outlined below, and all water quality data must be submitted to this Department within 10 days of the samples being taken. Water samples will not be field filtered and will be compared to the Health Canada Guidelines for Canadian Drinking Water Quality. Samples are to be submitted to a CALA-certified laboratory.
  - Water samples shall be collected from the intake area on Beverly Lake as well as the most easterly location of Beverly Lake. Please schedule access with the Town of Labrador City .
  - Water samples shall be collected once per week while the operation is ongoing, and approximately 10 days after the completion of the drilling project.
  - The following parameters will be sampled: General Chemistry, PAHs, BTEX/TPH and PFAS. Please contact the Environmental Scientist at (709)637-2542 for a complete list of parameters before the work begins.

### **Special Conditions**

39. The Environmental Protection Plan (EPP) provided to the Department on July 28, 2025 will be followed. If this permit provides a more stringent practice than the EPP, the more stringent practice will be followed. If the practices identified in the EPP cannot be met, the Environmental Scientist will be notified.
40. Boreholes and monitoring wells must not be drilled within 15 metres of any water body as defined under the Water Resources Act.
41. The proponent must take all reasonable measures necessary to prevent migration of surface water into subsurface formations and the migration of groundwater into surface water bodies.

### **General Alterations**

42. Any work that must be performed below the high water mark must be carried out during a period of low water levels.
43. Any flowing or standing water must be diverted around work sites so that work is carried out in the dry.
44. Water pumped from excavations or work areas, or any runoff or effluent directed out of work sites, must have silt and turbidity removed by settling ponds, filtration, or other suitable treatment before discharging to a body of water. Effluent discharged into receiving waters must comply with the *Environmental Control Water and Sewage Regulations, 2003*.
45. The use of heavy equipment in streams or bodies of water is not permitted. The operation of heavy equipment must be confined to dry stable areas.
46. All vehicles and equipment must be clean and in good repair, free of mud and oil, or other harmful substances that could impair water quality.
47. During the construction of concrete components, formwork must be properly constructed to prevent any fresh concrete from entering a body of water. Dumping of concrete or washing of tools and equipment in any body of water is prohibited.
48. The bed, banks and floodplains of watercourses, or other vulnerable areas affected by this project, must be adequately protected from erosion by seeding, sodding or placing of rip-rap.
49. Periodic maintenance such as painting, resurfacing, clearing of debris, or minor repairs, must be carried out without causing any physical disruption of any watercourse. Care must be taken to prevent spillage of pollutants into the water.

50. The owners of structures are responsible for any environmental damage resulting from dislodgement caused by wind, wave, ice action, or structural failure.
51. Sediment and erosion control measures must be installed before starting work. All control measures must be inspected regularly and any necessary repairs made if damage is discovered.
52. Fill material must be of good quality, free of fines or other substances including metals, organics, or chemicals that may be harmful to the receiving waters.
53. All work must be carried out within the Permit Holder's legal property boundaries.

#### **Geotechnical Testing**

54. The proponent must use existing trails, winter roads or cut lines wherever possible as access routes to limit unnecessary clearing of additional vegetation and prevent soil compaction

**APPENDIX B**  
**Special Terms and Conditions for Permit**

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1. The Permit Holder and its agent(s), subcontractor(s), and consultant(s) shall keep all systems and works in good condition and repair and in accordance with all laws, by-laws, directions, rules and regulations of any governmental authority. The Permit Holder or its agent(s), subcontractor(s), or consultant(s) shall immediately notify the Minister if any problem arises which may threaten the structural stability of the systems and works, endanger public safety and/or the environment or adversely affect others and/or any body of water either in or outside the said Project areas. The Permit Holder and its agent(s), subcontractor(s), and consultant(s) shall be responsible for all damages suffered by the Minister and Government resulting from any defect in the systems and works, operational deficiencies/inadequacies, or structural failure.
2. The Permit Holder and its agent(s), subcontractor(s), and consultant(s) shall operate the said Project and its systems and works in a manner which does not cause any water related and/or environmental problems, including but not limited to problems of erosion, deposition, flooding, and deterioration of water quality and groundwater depletion, in or outside the said Project areas. The Permit Holder and its agent(s), subcontractor(s), and consultant(s) shall be responsible for any and all damages associated with these problems caused as a result of changes, deficiencies, and inadequacies in the operational procedures by the Permit Holder or its agent(s), subcontractor(s), or consultant(s).
3. If the Permit Holder or its agent(s), subcontractor(s), or consultant(s) fails to perform, fulfil, or observe any of the terms and conditions, or provisions of this Permit, as determined by this Department, the Minister may, without notice, amend, modify, suspend or cancel this Permit in accordance with the *Water Resources Act*.
4. The Permit Holder and its agent(s), subcontractor(s), and consultant(s) indemnify and hold the Minister and Government harmless against any and all liabilities, losses, claims, demands, damages or expenses including legal expenses of any nature whatsoever whether arising in tort, contract, statute, trust or otherwise resulting directly or indirectly from granting this Permit, systems and works in or outside the said Project areas, or any act or omission of the Permit Holder or its agent(s), subcontractor(s), or consultant(s) in or outside the said Project areas, or arising out of a breach or non-performance of any of the terms and conditions, or provisions of this Permit by the Permit Holder or its agent(s), subcontractor(s), or consultant(s).
5. This Permit is subject to all provisions of the *Water Resources Act* and any regulations in effect either at the date of this Permit or hereafter made pursuant thereto or any other relevant legislation enacted by the Province of Newfoundland and Labrador in the future.
6. This Permit shall be construed and interpreted in accordance with the laws of the Province of Newfoundland and Labrador.

cc: Mr. Dexter Pittman, P. Eng.  
Manager, Environmental Compliance Section  
Pollution Prevention Division  
Department of Environment and Climate Change  
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St. John's, NL A1B 4J6  
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cc: Ms. Carla Hayes, P.Tech  
Environmental Scientist, Drinking Water Section  
Water Resources Management Division  
Department of Environment and Climate Change  
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cc: Ms. Deneen Spracklin, P.Eng.  
Manager, Drinking Water and Wastewater Section  
Water Resources Management Division  
Department of Environment and Climate Change  
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St. John's, NL A1B 4J6  
[dspracklin@gov.nl.ca](mailto:dspracklin@gov.nl.ca)

cc: Mr. Jeff Pickett (Western and Labrador)  
Director  
Government Modernization and Service Delivery  
Sir Richard Squires Building  
PO Box 2006  
Corner Brook NL A2H 6J8  
[jeffpickett@gov.nl.ca](mailto:jeffpickett@gov.nl.ca)

cc: Ms. Paula Dawe, P.Eng.  
Manager, Water Rights, Investigations and Modelling Section  
Water Resources Management Division  
Department of Environment and Climate Change  
P.O. Box 8700  
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St. John's, NL A1B 4J6  
[pauladawe@gov.nl.ca](mailto:pauladawe@gov.nl.ca)

cc: Fish and Fish Habitat Protection Program  
Aquatic Ecosystems Branch  
Fisheries and Oceans Canada  
P.O. Box 5667  
St. John's, NL A1C 5X1  
[dfo.fppnl-ppptnel.mpo@dfo-mpo.gc.ca](mailto:dfo.fppnl-ppptnel.mpo@dfo-mpo.gc.ca)

cc: Town of Labrador City  
Ms. Cathy Etsell  
317 Hudson Drive  
P.O. Box 280

Labrador City, NL A2V 2K5  
townclerk@labradorcity.ca



Government of Newfoundland and Labrador  
Department of Environment and Climate Change  
Water Resources Management Division

### Appendix C - Completion Report

Pursuant to the *Water Resources Act*, SNL 2002 cW-4.01, specifically Section(s) 39, 48

Date: **JULY 29, 2025**

File No: **550-01-04-11-001**

Permit No: **PRO14432-2025**

Permit Holder: **Iron Ore Company of Canada**  
**2 Avalon Drive**  
**P.O. Box 1000**  
**Labrador City, NL A2V 2L8**  
**Jody.Wentzell@riotinto.com**

Attention: **Jody Wentzell, P. Eng.**

Re: **Labrador City - Beverly Lake PPWSA - Monitoring Wells and Sampling - Iron Ore Company of Canada**

Permission was given for : **the installation of a maximum of 6 deep monitoring wells, 5 nested wells and 4 push samples in the Beverly Lake Protected Public Water Supply Area (used by the Town of Labrador City) with reference to the application dated May 20, 2025 and additional information provided June 4, 2025 and July 28, 2025.**

*I (the Permit Holder named above or agent authorized to represent the Permit Holder) do hereby certify that the project described above was completed in accordance with the plans and specifications submitted to the Department of Environment and Climate Change and that the work was carried out in strict compliance with the terms and conditions of the Permit issued for this project.*

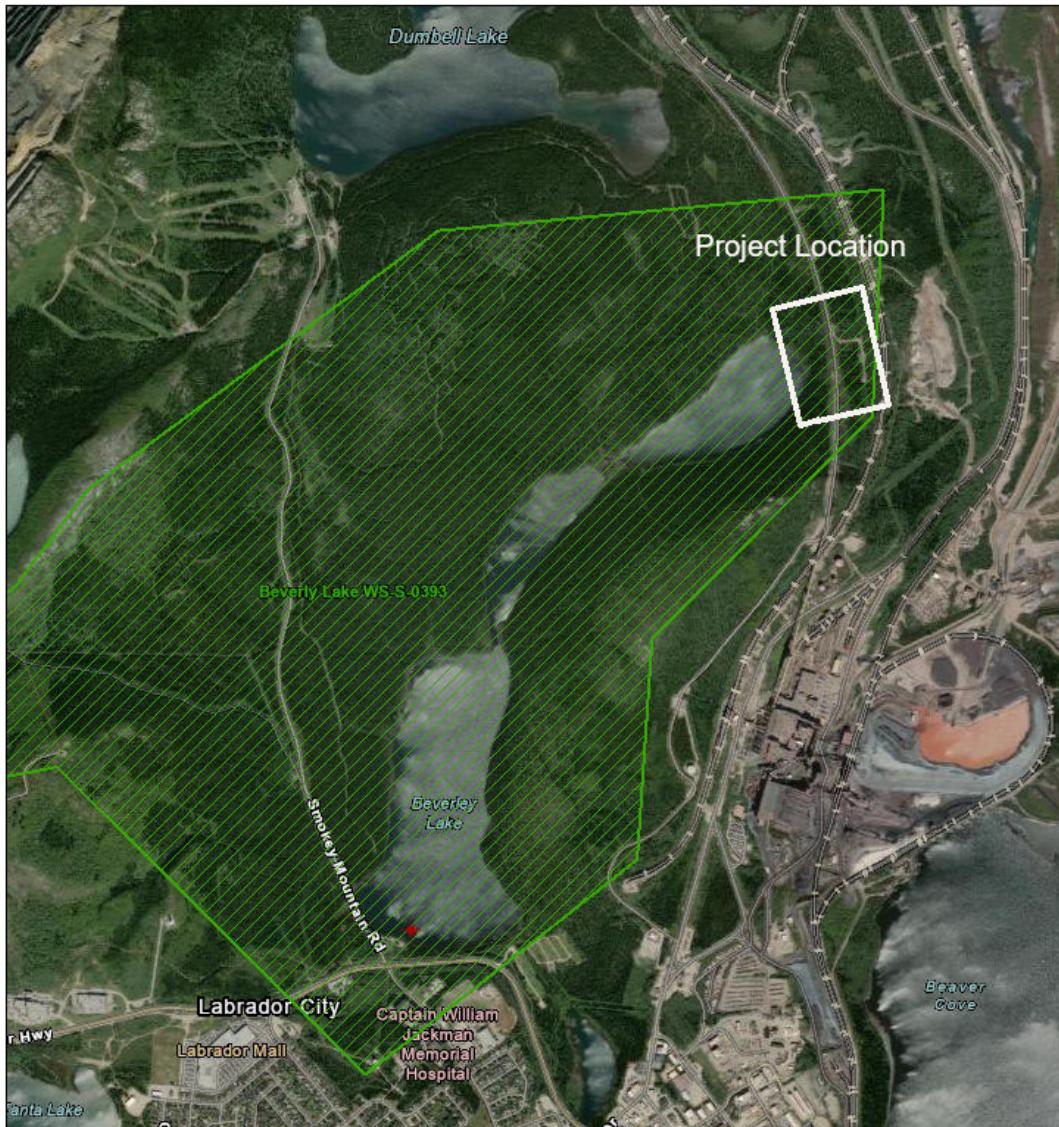
Date: \_\_\_\_\_ Signature: \_\_\_\_\_

This completion report must be completed and forwarded to the following address upon completion of the approved work.

Department of Environment and Climate Change  
Water Resources Management Division  
PO Box 8700  
St. John's NL A1B 4J6

**APPENDIX D**  
**Location Map for Permit**

PRO14432-2025



Intakes / Wellheads

◆ Intakes

Public Water Supplies

保护区

1:36,112  
0 0.17 0.35 0.7 mi  
0 0.3 0.6 1.2 km

Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIB User Community, Maxar

**Second Attached Image File**

