

June 12, 2026

Tilbury Jetty GP Inc.
700 West Georgia Street
Vancouver, BC V7Y 1B3

Attention: Tilbury Jetty GP Inc.

RE: Determination of Application Number 100122422

Permit holder: Tilbury Jetty GP Inc.
Date of Issuance: June 12, 2026
Effective Date: June 12, 2026
Application Submission Date: April 02, 2026
Application Determination Number: 100122422
Approved Disturbance Footprint: 0.752 ha

Activities Approved

Associated Activity No.: 00265559	Type: Investigative Use - General
Changes In and About a Stream: 0010694	

General, Authorizations and Conditions

Land Act

1. The BC Energy Regulator, pursuant to section 39 of the *Land Act* hereby authorizes the occupation and use of Crown land to construct, operate, and maintain the related activity(s) defined in the *Energy Resource Activities Act* (ERAA) as detailed in the Activities Approved table above, subject to the conditions herein,.
2. The authorizations granted under this permit are limited to the area identified in the spatial data submitted to the BC Energy Regulator in the permit application as identified and dated above; herein after referred to as the 'activity area'.
 - a. A licence authorized under section 39 of the *Land Act* for the Crown land portion of this application will follow. The permit holder is subject to the conditions contained in the Licence.
 - b. The authorization to occupy and use Crown land under the Licence expires two years from the date of issuance, unless the BC Energy Regulator has received notice of construction start, or this permit is otherwise extended, suspended, cancelled, surrendered or declared spent.
 - c. The authorization to occupy and use Crown land does not entitle the permit holder to exclusive possession of the activity area.

The total disturbance within the activity area must not exceed the total approved disturbance footprint as Keep this heading "Authorizations" only is this is a s.138 permit

Authorizations

Water Sustainability Act

3. The BC Energy Regulator, pursuant to section 11 of the *Water Sustainability Act*, authorizes the Changes In and About a stream, as detailed in the Activities Approved table above, within the activity area for construction and maintenance activities, unless otherwise restricted by this authorization:
 - e. Instream works must be carried out in accordance with the methods and any mitigations, as specified in the application.

Conditions

Notification

4. A notice of construction start must be submitted, as per the relevant BC Energy Regulator process at the time of submission, at least 48 hours prior to the commencement of activities under this permit.
5. Within 60 days of the completion of construction activities under this permit, the permit holder must submit to the BC Energy Regulator a post-construction plan as a shapefile and PDF plan accurately identifying the location of the total area actually disturbed under this permit. The shapefile and plan must be submitted via eSubmission.
6. The Permit Holder must notify the First Nation(s) copied on this permit/authorization at least 5 (five) working days prior to project commencement.

General

7. Construction activities must not result in rutting, compaction or erosion of soils that cannot be reasonably rehabilitated to similar levels of soil productivity that existed on the activity area prior to the construction activities taking place.
8. Any temporary access must be constructed and maintained in a manner that provides for proper surface drainage, prevents pooling on the surface, and maintains slope integrity.
9. The permit holder must make reasonable efforts to prevent establishment of invasive plants on the activity area resulting from the carrying out of activities authorized under this permit.
10. Following completion of construction associated with the associated activities set out in the authorized Activities table above, the permit holder must, as soon as practicable
 - a. decompact any soils compacted by the activity;
 - b. if natural surface drainage pattern was altered by the carrying out of the activity, the permit holder must restore, to the extent practicable, to the drainage pattern and its condition before the alteration;
 - c. re-vegetate any exposed soil on the activity area including, where necessary, using seed or vegetative propagules of an ecologically suitable species that:
 - i. promote the restoration of the wildlife habitat that existed on the area before the energy resource activity was begun, and
 - ii. stabilize the soil if it is highly susceptible to erosion.
 - d. any retrievable surface soils removed from the activity area must be redistributed so that the soil structure is restored, to the extent practicable, to its condition before the activity was begun.

Clearing/Forest Act

11. The permit holder is permitted to fell any trees located on Crown land within 1.5 tree lengths of the activity area that are considered to be a safety hazard according to Workers Compensation Act regulations and must be felled in order to eliminate the hazard. Trees or portions of these trees that can be accessed from the activity area without causing damage to standing timber may be harvested.

Water Course Crossings and Works

12. Changes in and about a Stream must be constructed in accordance with the methods and any mitigations, as specified in the application.
13. Construction or maintenance activities within a fish bearing stream must occur:
 - a. during the applicable reduced risk work windows as specified in the South Coast Region - Reduced Risk Window;
 - b. in accordance with alternative timing and associated mitigation recommended in a plan prepared by a qualified professional and accepted by the BC Energy Regulator; or
 - c. in accordance with an authorization or letter of advice from Fisheries and Oceans Canada that is provided to the BC Energy Regulator;

If activities are to occur in accordance with b or c above, the documentation must be submitted to the BC Energy Regulator at postpermitrequests@bc-er.ca prior to commencement of activities.

14. At any time, the BC Energy Regulator may suspend instream works authorized under this permit. Suspensions on instream works will remain in place until such time as the BC Energy Regulator notifies permit holders that works may resume. Reasons for suspension of works may include, but are not limited to, drought conditions and increased environmental or public safety risks.

Archaeology

15. A permitted Archaeologist must be present during construction activities to ensure that archaeological resources are not impacted.
16. A monitoring report must be submitted to the BC Energy Regulator as soon as practicable.
17. If an artifact, feature, material or thing protected under the *Heritage Conservation Act* is identified within the activity area, the permit holder must, unless the permit holder holds a permit under Section 12.4 of the *Heritage Conservation Act* issued by the BC Energy Regulator in respect of that artifact, feature, material or thing:
 - a. Immediately cease all work in the vicinity of the artifacts, features, materials or things;
 - b. Immediately notify the BC Energy Regulator; and
 - c. Resume work in the vicinity of the artifacts, features, materials or things in accordance with direction from the BC Energy Regulator.

Activity Specific Details, Permissions and Conditions

Associated Activities

Activity Details

AACT Number: 00265559	AACT Type: Investigative Use - General
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All authorizations for this activity are subject to the following conditions:

Associated Activity Conditions

18. The permission to occupy and use Crown land excludes the area within *Land Act* Section 17 map reserves 2411516 and 2411669 unless a letter of compatible use has been received, or the reserve has been amended to accommodate the authorized activity.

Advisory Guidance

1. Construction Plan - 25-0764ASP01R0.pdf is for the permit holder's internal reference only and was not reviewed as a decision tool for this permit, nor does it form an integral part of this permit.
2. Instructions for submitting notice of construction start, as required by regulation, can be found in the Energy Resource Activity Operations Manual on the BC Energy Regulator's website.
3. Unless a condition or its context suggests otherwise, terms used in this approval have the same meaning as the Environmental Protection and Management Regulation under the *Energy Resource Activities Act*.
4. Appropriate tenure may be issued upon acceptance of the post-construction plan. Submission of the original application and submission of the post-construction plan is considered an application for all subsequent applicable *Land Act* tenures. Upon the BC Energy Regulator's acceptance of the post-construction plan no further applications for replacement tenure are required.
5. The permit holder should be aware that there may be First Nation's traditional, cultural, or spiritual activities occurring concurrently with maintenance activities, as well as areas of current use or cultural resources that overlap the proposed activity area. All reasonable efforts should be made to avoid and/or mitigate interference with those activities while carrying out the activities authorized herein.

All pages included in this permit and any attached documents form an integral part of this permit.



Corey Scofield
Authorized Signatory
BC Energy Regulator Delegated Decision Maker

Copied to:

First Nations – Cowichan Tribes, Halalt First Nation, Katzie First Nation, Kwantlen First Nation, Lyackson First Nation, Musqueam Indian Band, Penelakut Tribe, People Of The River Referrals Office, Semiahmoo First Nation, Snuneymuxw First Nation, Stz'uminus First Nation, Tsleil-Waututh Nation, Ts'uubaa-asatx First Nation, Tsawwassen First Nation