

## Environmental Assessment Registration

**Name of Undertaking**                      Recreational vehicle (RV) Park development

**Proponent**                                      Town of Milltown-Head Bay D'Espoir  
P.O. Box 70  
Milltown, NL  
A0H 1W0

**Chief Executive Officer**                      Ms. Georgina Ball, Mayor  
P.O. Box 70  
Milltown, NL  
A0H 1W0  
Tel: 709-882-2232

**Contact Person**                                Ms. Anita Garland, Town Clerk/Manager  
P.O. Box 70  
Milltown, NL  
A0H 1W0  
Tel: 709-882-2232

**Name of the Undertaking**                      RV Park Development

## Rationale for the Undertaking

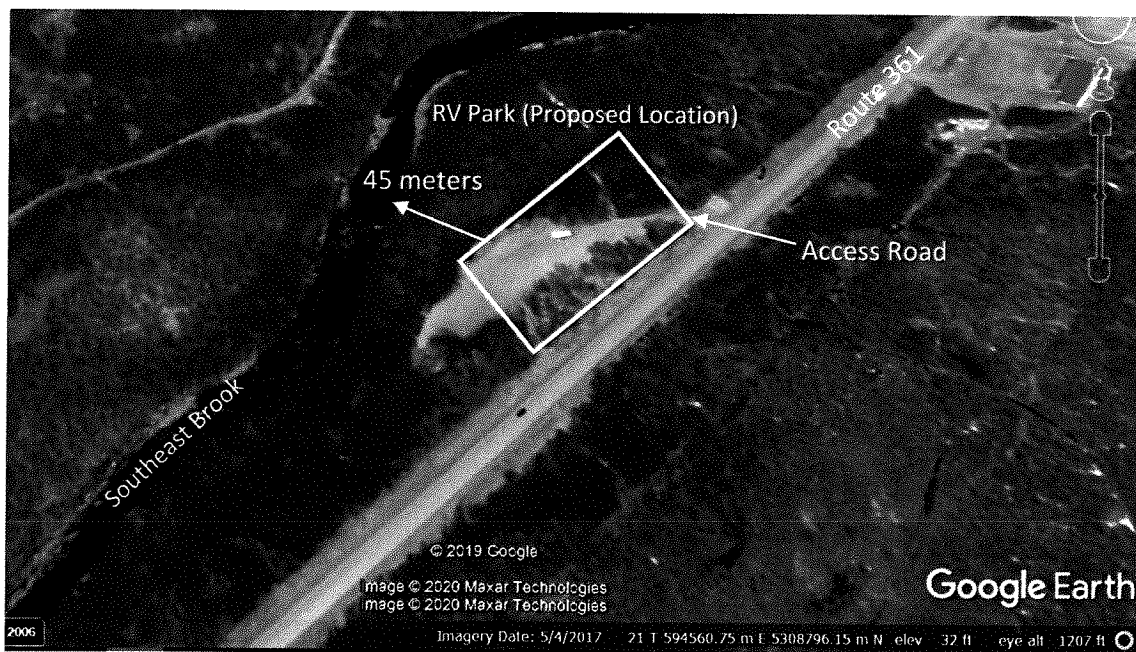
The Coast of Bays, while having adequate roofed accommodations to meet the needs of the current number of tourists to the region, is lacking in facilities offering camping and recreational vehicle parking and associated amenities. Currently in the region there are RV camping facilities at Little River Pond Park, operated by the Miawpukek First Nations, as well as the Deadman's Cove RV Park and Campground operated by the Town of Harbour Breton.

In the Bay D'Espoir subregion there are no such facilities, and the Town of Milltown-Head Bay D'Espoir wishes to capitalize on opportunities to offer an RV camping option for the travelling public. It is anticipated that, in addition to the daily fees collected, there will be a spinoff to the local economy in the way of purchases at businesses in the community. We are aware that there are efforts being undertaken to grow the experiential tourism product in the region and we want to be ready to offer the RV Park option close to our community.

Located adjacent to our existing railway system, Southeast Brook, a licensed salmon fishing river, and the geologically significant rock formation at Trout Hole Falls, the Milltown-Head Bay D'Espoir RV Park will offer more than just a parking area. We will also be offering such amenities as electrical service, grey water and sewage connection at each site.

## Description of the Undertaking

The Town of Milltown – Head Bay D'Espoir is proposing to develop a 10 site recreational vehicle park adjacent to Route 361 in approximate position 21T 594490.3m E; 5308765.1m N. This location is within the municipal boundaries of the Town of Milltown – Head Bay D'Espoir.



## **Physical Features**

The RV park development will entail the delineation of 10 RV parking areas, each measuring approximately 8 meters by 15 meters. It will also have a septic system with a sewage hookup at each site and electrical service pedestals at each site distributing electricity from a central electrical service building via an in-ground network.

The proposed septic system has been designed by Meridian Engineering Inc. and the electrical distribution system has been designed by Crosbie Engineering Ltd.

There will not be any requirement for road construction as the area being utilized for the development was once an overflow parking area for the Trout Hole Falls municipal day park with an existing road access to Route 361.

The proposed area consists of a generally level area which is composed of mainly gravel and sand soil composition bordered by a natural forest area consisting of spruce, fir and birch. Southeast Brook, a licensed salmon river, is located approximately 45 meters west of the proposed development.

## **Construction**

The construction phase of delineating the site layout, installation of the septic disposal and electrical systems will take approximately 6 – 8 weeks.

Earth moving equipment such as a backhoe or Kaboto excavator will be utilized during the construction phase described above. Potential sources of pollutants may include exhaust fumes, fuel spillage, hydraulic fluid, oil and coolant spillage on the ground. We will ensure that pre-operational steps are taken by the equipment operators to ensure that the possibility of spills are minimized. Additionally, other workers on site will be instructed to be aware of such potential and to safely stop operations immediately should such an event occur. We will ensure that spill kits and fire extinguishers are on site ready for use in an emergency. Solid waste disposal containers will be onsite during the construction phase and emptied as required. We do not anticipate any resource conflicts.

## **Operation**

The RV Park will be a seasonal operation from approximately May to October. The customer will contact the Town Hall, staff member or on-site summer student to sign in or sign out and arrange electrical service. During operation, each site will have a waste container and it will be checked and emptied daily. There is the possibility for fluid leakages from vehicles and indiscriminate disposal of garbage from the park users.

## **Occupants**

During construction, we estimate that there will be six persons working on site for a period of six to eight weeks. The Town plans to use its own equipment and personnel to develop the park. However, there will be electrical and pipefitting trades (NAICS 238) contracted for the specialty tasks. The Town operates with a gender and age equality policy.

During the operation of the facility, we anticipate that we will have three or four on-site personnel for the day to day operations. Again, we will operate within the Town's gender and age equality policy.

## **Project Related Documents**

1. Milltown RV Park Septic System Civil Drawings (MEI Project No: CC17TML048)
2. Milltown RV Park Electrical System Civil Drawings (CEL Project No: 19-2582)
3. Service NL Permit to Construct – Approval No. SS17-121281

## **Approval of the Undertaking**

List of Permits required for development:

1. Development Permit from the Municipality
2. Approval by the Environmental Assessment division of Municipal Affairs
3. Approval by Service NL for the design and installation of the septic system
4. Approval from Service NL for the design and installation of the proposed electrical system

## **Schedule**

The Town of Milltown-Head Bay D'Espoir plans to commence construction on receipt of Environmental Assessment approval.

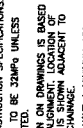
## **Funding**

The Town plans to develop this facility utilizing its own financial resources.

## **Appendix A**

1. Milltown RV Park Septic System Civil Drawings (MEI Project No: CC17TML048)
2. Milltown RV Park Electrical System Civil Drawings (CEL Project No: 19-2582)
3. Service NL Permit to Construct – Approval No. SS17-121281

- NOTES**
1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE NOTED.
  2. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE NOTED.
  3. THESE PROJECT DOCUMENTS HAVE BEEN PREPARED FOR THE USE OF THE CLIENT AND REQUIRE SIGNATURE OF THE CLIENT. ANY CHANGES TO THE DOCUMENTS MUST BE APPROVED BY THE CLIENT.
  4. THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AUTHORITIES.
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PROJECT OF MERIDIAN AND COMPANY  
 18101 ALBANY ROAD, SUITE 100  
 MILLTOWN, ONTARIO M5L 1C7  
 TEL: (905) 892-1111  
 WWW.MERIDIANENG.COM

PROJECT OF MERIDIAN AND COMPANY

No.	Revision	Date (YYYY/MM)
1	ISSUED FOR APPROVAL	17/07/17
2	ISSUED FOR CONSTRUCTION	18/07/18
3	ISSUED FOR CONSTRUCTION	19/05/18
4	ISSUED FOR CONSTRUCTION	19/06/11



**Meridian Engineering Inc.**

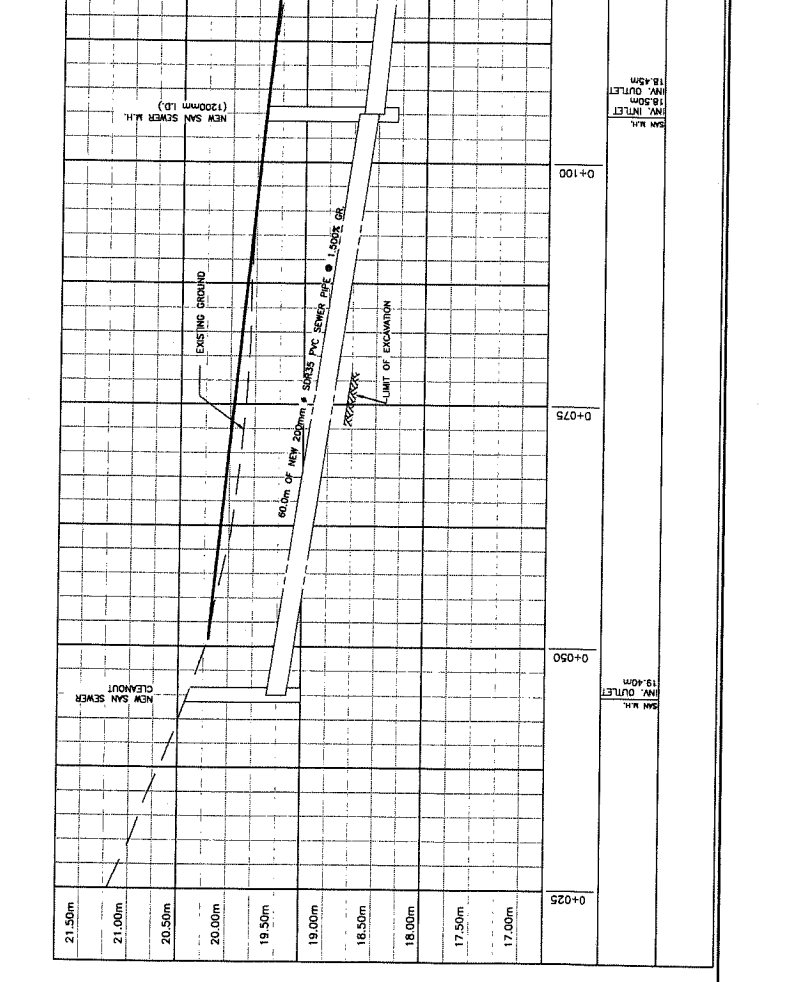
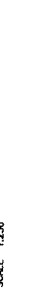
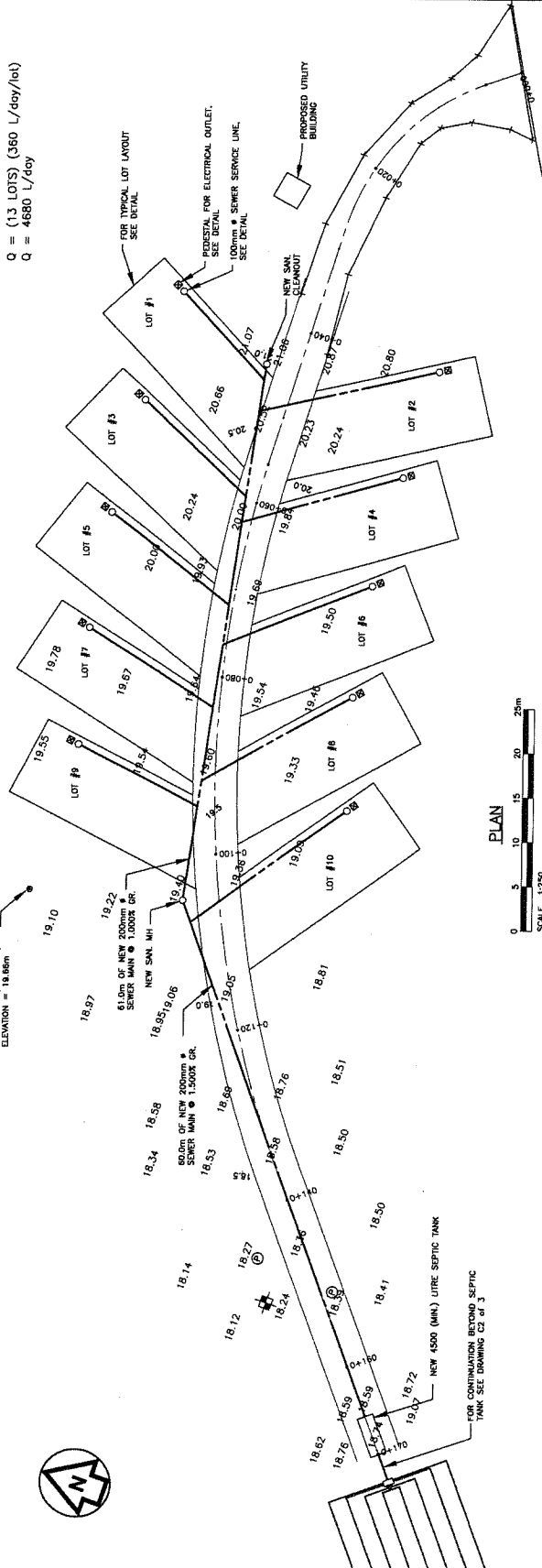
18101 ALBANY ROAD  
 MILLTOWN, ONTARIO M5L 1C7  
 TEL: (905) 892-1111  
 WWW.MERIDIANENG.COM

TOWN OF MILLTOWN

MILLTOWN RV PARK  
 SEPTIC SYSTEM

SITE PLAN & PROFILE

Drawing No:	CC17M1048-C1.DWG
Client:	C1
Project No.:	CC17M1048
Scale:	AS SHOWN
Designed By:	SS
Drawn By:	PM
Checked By:	JS
Approved By:	SS
Date:	17/08/28
Sheet:	C1 of 3



CHANGING	SANITARY SEWERS	SEWER INVERT	SEWER INVERT
0+175		18.50m	19.40m
0+150		18.50m	19.40m
0+125		18.50m	19.40m
0+100		18.50m	19.40m
0+075		18.50m	19.40m
0+050		18.50m	19.40m
0+025		18.50m	19.40m

Q = (13 LOTS) (360 L/day/lot)  
 Q = 4680 L/day



**NOTES**

1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE NOTED.
2. ALL ELEVATIONS ARE IN METRES UNLESS OTHERWISE NOTED.
3. THESE PROJECT DOCUMENTS HAVE BEEN REVIEWED BY THE ENGINEER OF RECORD BEING READ WITH THE LATEST REVISIONS OF THE DEPARTMENT OF MUNICIPAL AFFAIRS MASTER PLAN AND CONSTRUCTION SPECIFICATIONS.
4. ALL CONCRETE TO BE JAMPA UNLESS OTHERWISE NOTED.
5. SEPTIC FIELD IS DESIGNED TO ACCOMMODATE 12 LOTS WITH 3 LOTS TO BE CONSIDERED IN THE FUTURE, IN ADDITION TO LOTS SHOWN.



PROVINCE OF ONTARIO  
**PERMIT HOLDER**  
 The Permit Holder  
**Meridian Engineering Inc.**  
 Member No. 0000  
 This permit is issued by PEO, 2240-1110  
 Main Street, Toronto, Ont. M5T 1A5

No.	Revision	Date (YYYY/MM/DD)
4	RE-ISSUED FOR CONSTRUCTION	19/06/11
3	RE-ISSUED FOR CONSTRUCTION	19/06/08
2	RE-ISSUED FOR CONSTRUCTION	19/05/08
1	ISSUED FOR CONSTRUCTION	19/07/10
0	ISSUED FOR APPROVAL	17/07/07

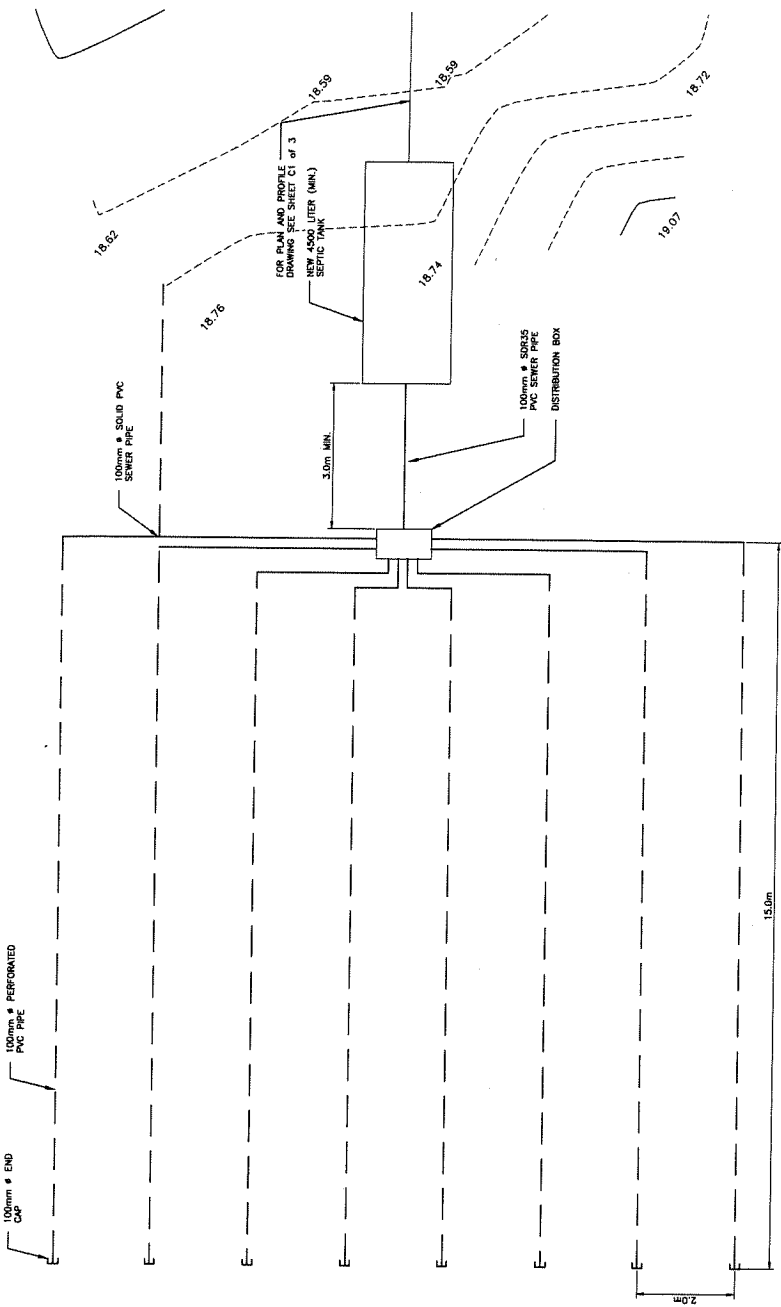
**Meridian Engineering Inc.**  
 1000 EASTERN STREET  
 SUITE 100  
 MISSISSAUGA, ONT. L4X 1L9  
 TEL: (905) 882-2700  
 FAX: (905) 882-2701  
 WWW: WWW.MERIDIANENGINEERING.COM

TOWN OF MILLTOWN

MILLTOWN RY PARK  
 SEPTIC SYSTEM

SITE PLAN  
 DISPOSAL FIELD

Drawing File Name:	CC17ML046-C2.DWG
Drawing No.	C2
Project No.	CC17ML046
Scale	AS SHOWN
Designed By:	SS
Drawn By:	PM
Checked By:	JS
Approved By:	SS
Date:	17/06/28
Sheet	C2 of 3



**SITE PLAN**

SCALE: 1:50  
 0m 2m 4m 6m 8m 10m

TABLE 1: SEPARATION DISTANCES FROM SEPTIC TANKS

OBJECT	SEPARATION DISTANCE
BUILDINGS	1 metre
PROPERTY BOUNDARIES	3 metres
DUG WELLS AND SPRINGS	30 metres
DRILLED WELLS	18 metres (full, shallow reservoir, 300)
EMBANKMENTS	3 metres
WATER SERVICE LINES	4.5 metres
SURFACE WATER	30 metres

TABLE 2: ABSORPTION TRENCH SEPARATION DISTANCES

OBJECT	SEPARATION DISTANCE
BUILDINGS	6 metres
PROPERTY BOUNDARIES	3 metres
DUG WELLS AND SPRINGS	30 metres
DRILLED WELLS	16 metres (full, shallow reservoir, 300)
SURFACE WATER	30 metres
EMBANKMENTS	4.5 metres
WATER SERVICE LINES	7.5 metres
DRIVEWAYS	3 metres
WATER TABLE: MINIMUM DISTANCE TO BOTTOM OF TRENCH	1 metre

**DISPOSAL FIELD NOTES**

- THE PROPOSED SEPTIC TANK AND DISPOSAL FIELD ARE DESIGNED TO ACCOMMODATE 12 RY LOTS WITH A MAXIMUM FLOW OF 300 litres / DAY PER SITE.
- THE PERCOLATION RATE OF THE NATIVE SOIL IS 2.5 MIN. / INCH.
- THE SEPTIC TANKS ARE TO BE MANUFACTURED BY BR-1800.
- PROVIDE DETAILED SHOP DRAWINGS FOR AN ENGINEER, MECHANICAL ANCHORING SYSTEM PERFORMED BY A REGISTERED PROFESSIONAL ENGINEER.
- THE PERFORATED ABSORPTION TRENCHES SHALL HAVE A MINIMUM GRADE OF 1% AND A MINIMUM SLOPE OF 30m PER 12m.
- SEPTIC TANKS TO BE INSTALLED LEVEL.
- SEPTIC TANKS TO BE MANUFACTURED / CONSTRUCTED IN ACCORDANCE WITH CANADIAN STANDARD (CAN/CSA - B86-1800).
- THE ABSORPTION TRENCH AND SEPTIC TANK SHALL BE INSTALLED AS PER THE NOTED SEPARATION DISTANCES ON TABLE 1 & 2.

**NOTES**



PROVINCE OF ONTARIO  
**PERMIT HOLDER**  
 This Permit Holder  
**Meridian Engineering Inc.**  
 1000 Highway 70 East, Unit 10  
 Richmond Hill, Ontario L4B 1N2  
 Phone: 905.709.4444  
 Fax: 905.709.4444  
 Web: www.meridianeng.com

No.	Revision	Date (yy/mm/dd)
1	ISSUED FOR CONSTRUCTION	19/05/11
2	RE-ISSUED FOR CONSTRUCTION	19/05/08
3	RE-ISSUED FOR CONSTRUCTION	19/05/08
4	ISSUED FOR CONSTRUCTION	18/07/18
5	ISSUED FOR APPROVAL	17/07/07
6	Revision	Date (yy/mm/dd)

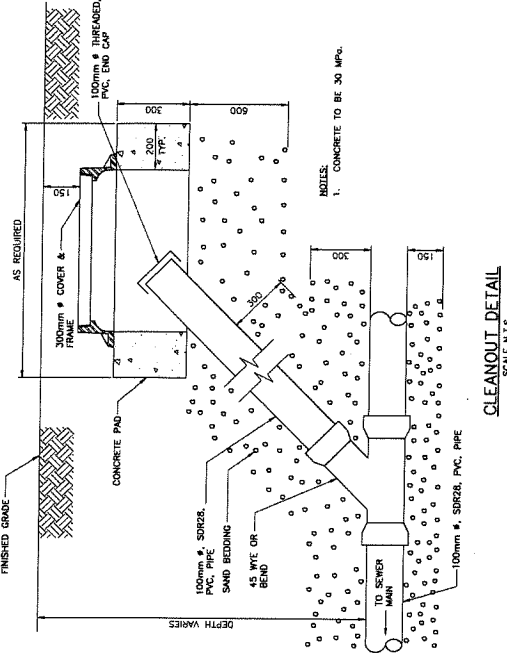
**Meridian**  
 Engineering Inc.  
 1000 Highway 70 East, Unit 10  
 Richmond Hill, Ontario L4B 1N2  
 Phone: 905.709.4444  
 Fax: 905.709.4444  
 Web: www.meridianeng.com

**TOWN OF MILLTOWN**

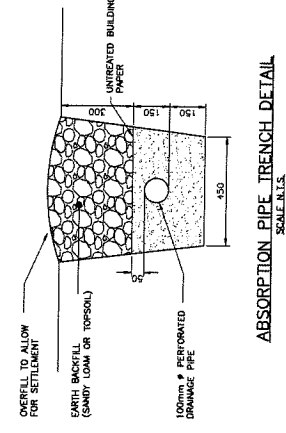
**MILLTOWN RV PARK  
 SEPTIC SYSTEM**

**MISCELLANEOUS DETAILS**

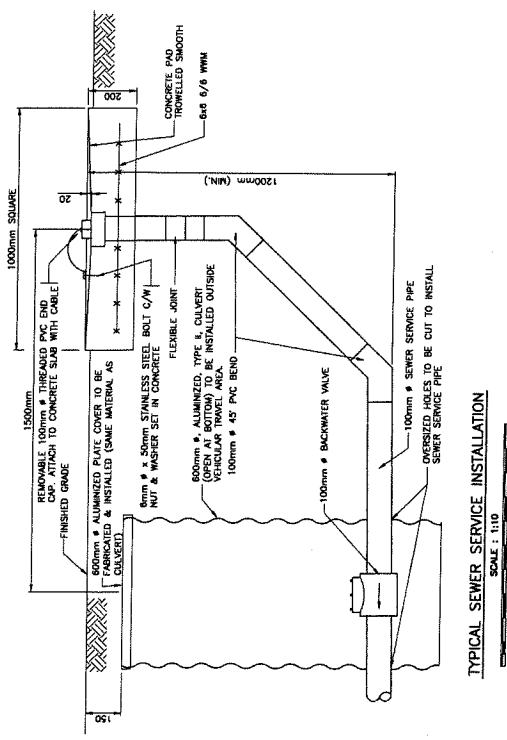
Drawing File Name:	CC17TMD048-C3.DWG
Drawing No:	C3
Project No.:	CC17TMD048
Scale:	AS SHOWN
Designed By:	JS
Drawn By:	PA
Checked By:	JS
Approved By:	SS
Date:	17/06/20
Sheet:	C3 of 3



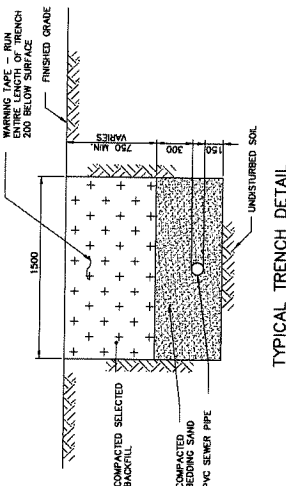
**CLEANOUT DETAIL**  
 SCALE 1:1.2



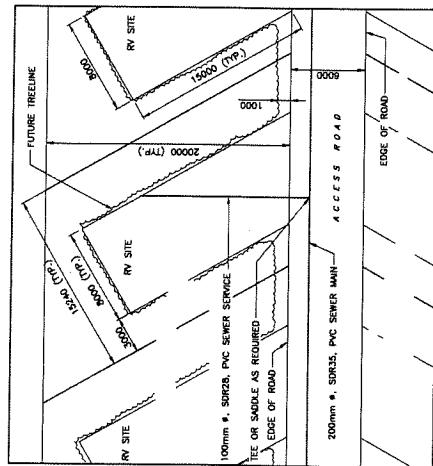
**ABSORPTION PIPE TRENCH DETAIL**  
 SCALE 1:1.2



**TYPICAL SEWER SERVICE INSTALLATION**  
 SCALE 1:1.0



**TYPICAL TRENCH DETAIL**  
 SCALE 1:1.2



**TYPICAL RV SITE SERVICING LAYOUT**  
 (EXACT DIMENSIONS, LOCATION AND LAYOUT OF RV SITE TO BE DETERMINED BY OWNER)  
 SCALE 1:200



# TOWN OF MILLTOWN MILLTOWN RV PARK

ISSUED FOR CONSTRUCTION  
MAY 24, 2019

ELECTRICAL CONSULTANT:

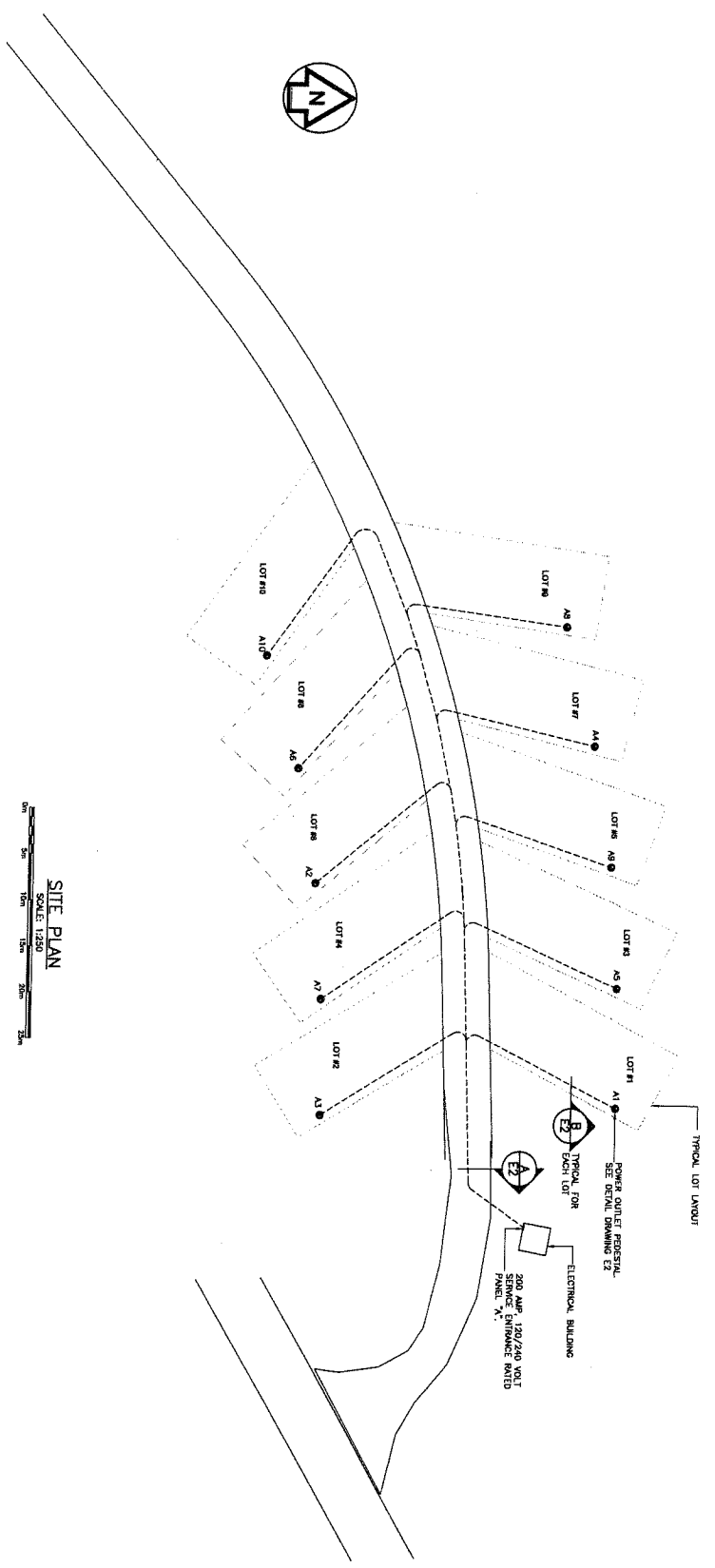


21 Mews Place, 2nd Floor  
P.O. Box 13295, Station "A"  
St. John's, NL A1B 4A5  
Tel: (709) 754-1911  
Fax: (709) 754-1960  
admin@crosbieeng.com

DRAWING LIST:

- E1 - SITE PLAN
- E2 - ELECTRICAL DETAILS
- E3 - ELECTRICAL DETAILS AND PANEL
- E4 - ELECTRICAL SPECIFICATION

# ELECTRICAL



**SITE PLAN**  
SCALE 1:250

**LEGEND**  
 ● RECREATIONAL VEHICLE POWER OUTLET POWER PEDSTAL, EQUAL TO EXISTING POWER PEDSTALS' CHUCKS C/W 30A, 120V, TT-3RR RECEPTACLE AS INDICATED ON DRAWINGS.

- GENERAL NOTES:**
1. DO NOT SCALE FROM THIS DRAWING.
  2. CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE BEFORE PROCEEDING WITH THIS DRAWING.
  3. ALL WORK TO BE IN ACCORDANCE WITH THE LATEST REQUIREMENTS OF THE NATIONAL BUILDING CODE OF CANADA, CODE, CURRENT EDITION, AND ALL APPLICABLE LOCAL BY-LAWS AND REGULATIONS, AS AMENDED BY ANY AUTHORITY HAVING JURISDICTION.
  4. THIS DRAWING IS NOT TO BE USED FOR CONSTRUCTION UNLESS IT IS ISSUED FOR CONSTRUCTION BY THE PROJECT ENGINEER.

No.	Revisions	Date (mm/dd/yy)	Issue (mm/dd/yy)
0	ISSUED FOR CONSTRUCTION	18/06/23	
1	ISSUED FOR REVIEW	18/09/22	

**PROFESSIONAL ENGINEER**  
**HERB R. BROWN**  
 P. ENG. (ELECTRICAL)  
 REG. NO. 11272  
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**Meridian**  
 Engineering Inc.  
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**TOWN OF MILLTOWN**  
**MILLTOWN RV PARK**

**SITE PLAN**

Drawing No.	E1	Scale	AS NOTED
Project No.	18-2082	Drawn By:	DR
Checked By:	KH	Approved By:	KH
Date:	JUN 2019	Sheet	1 of 4





