



TENDER NO.: 2022-06-21-C

for

TOWN OF DRUMHELLER DIKE C – NORTH DRUMHELLER GROVE PLAZA DIKE PROJECT

Volume 2 of 3: Contract Information Documents



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March 31, 2022
Project No. RD6950-03

dblakely@drumheller.ca
Original will remain on file

**Drumheller Resiliency and Flood Mitigation Office
702 Premier Way
Drumheller, Alberta
T0J 0Y4**

ATTN: Ms. Deighen Blakely, P.Eng.

Re: Berm Material Borrow Summary
Drumheller, AB

Dear Ms. Blakely:

1.0 INTRODUCTION

The Drumheller Resiliency and Flood Mitigation (DRFM) Office is proposing to upgrade or construct numerous flood berms along the river between Nacmine and East Coulee. This construction will require significant volume of engineered fill. The DRFM Office posted a tender request for Expressions of Interest (EOI) for potential private borrow sources to the Drumheller and Alberta Purchasing Connection website on January 31, 2022. ParklandGEO was requested to review submissions, visit the sites from the and take samples for laboratory soil testing to review the expected suitability of these private sources around the greater Drumheller area. This letter summarizes the current information of these potential private borrow sources.

2.0 GENERAL FILL MATERIAL SPECIFICATION

The berms are being designed by multiple engineering consultants, each with their own specific criteria for fill material. In general the required fill will be select clay. The general material specifications are summarized in the following table:

TABLE 1: FILL MATERIAL SPECIFICATION

Specification	Test Type	Use/ Significance
Clay content $\geq 20\%$	Hydrometer Grain Size Analysis	Indicator of permeability and workability
Low to medium plastic	Atterberg Limits	Indicator of permeability and workability
Non to low dispersive	Pin Hole Test - Remoulded at $\geq 98\%$ SMPDD	To reduce the risk of erosion of the berm material due to dispersion of the clay fill
Permeability $\leq 1 \times 10^{-6}$ m/s	Hydraulic Conductivity - Remoulded at $\geq 98\%$ SMPDD	Direct measure of permeability for potential flood water passing through the constructed berm
Internal friction Angle $\geq 25^\circ$	Direct Shear - Remoulded at $\geq 98\%$ SMPDD	Used to describe the friction shear resistance for design of berm side slope stability

Any submission of for use of borrow material will require laboratory test results to confirm the material meets or exceeds the parameters outlined in Table 1. All file laboratory test results completed during this program has been provided to potential borrow owner.

3.0 EOI SUBMISSION SUMMARY

To ten submissions were received through the EOI, including four proponents with multiple proposed borrow locations. ParklandGEO reviewed all submission documents and attempted to contact owners to collect samples from the potential borrow locations. Four of the submitted borrow sites are expected to be suitable for use in constructed flood berms. Two additional sites are likely to have suitable material, however samples were not recovered from these sites for direct review. A further two sites have no comment on the suitability as no soils information submitted or collected due to access or contact issues.

A short summary of the submitted borrow locations that are expected to have suitable material or has material that was not directly reviewed have provided in the attached summary table. Pit Locations, where disclosed are shown on the attached figures. Locations that are not considered to have suitable material have not been included in the summary table.

4.0 CLOSURE

Geological conditions are variable. The suitability comments presented in this letter, and any subsequent correspondence, are based on an evaluation of information derived from boreholes, laboratory testing, landowner information and additional sources of information referenced in this letter. This letter has been prepared for the exclusive use of **Town of Drumheller, Drumheller Resiliency and Flood Mitigation Office** and their approved agents for the specified application to the Flood Mitigation Project in Drumheller, Alberta. This letter report has been prepared in accordance with generally accepted soil and geotechnical engineering practices. No other warranty, expressed or implied, is made. The limitations of this report are specified in the General Terms and Conditions section and should be considered part of this report. We trust this meets with your present needs. If you have any questions or comments regarding this information, please do not hesitate to contact this office.

Respectfully submitted,
PARKLAND GEOTECHNICAL CONSULTING LTD.

Bryden Lutz, P.Eng.
Geotechnical Engineer

Reviewed by: Mark Brotherton, P.Eng.

APPENDIX

Table – Clay Borrow Expression of Interest Summary

Figure 1 – Key Plan

Figure 2 – Aerial Plan Drumheller

Figure 3 – Aerial Plan Morrin

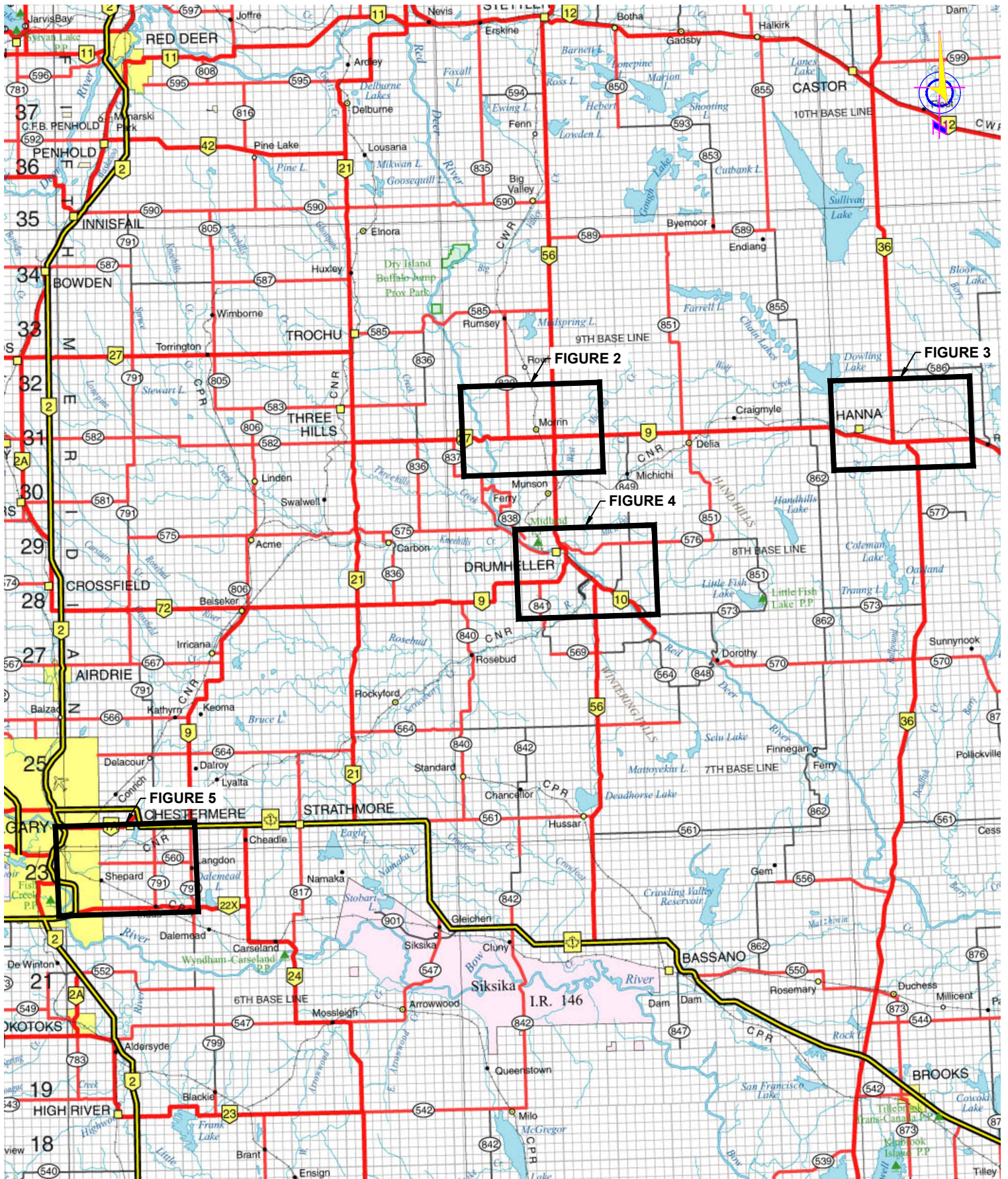
Figure 4 – Aerial Plan Hanna

Figure 5 – Aerial Plan East Calgary

CLAY BOPRROW EXPRESSION OF INTEREST SUMMARY
DRUMHELLER RESLIENCY AND FLOOD MITIGATION PROGRAM
 March 31, 2022

Source Owner	Contact Individual	Phone Number	Email	Expected Suitability	Comments/ Expected Soil	Provided Borrow Location	Figure #
Knibb Developments Ltd	Jason Knibb	403-312-1951	jason@knibbdevelopments.com	Yes	Clay Till expected to be suitable	SW-28-28-20-W4M	4
Wiarl Dirtwork Ltd	Darcy Wiarl	403-334-7364	d_nwiarl@mac.com	Yes	Till expected to be suitable	16-29-31-20-W4M	2
Reg Gallager	Reg Gallager	403-820-2670	reg@gallaghertrucking.ca	Yes	Till expected to be suitable	SW-4-31-20-W4M	2
KLS Earthworks Inc.	Mark Walton	403-370-3749	mwalton@kls earthworks.com	Yes	Till expected to be suitable	232098 Range Rd 283, Alberta T1X 0K7	5
Northstar Trucking	Brendan Jensen	780-215-0950	brendan@Northstartrucking.ca	Yes	Till expected to be suitable	41 km North of Drumheller	N/A
Smith Trucking Service (1976) Ltd.	Doug Wutzke	403-633-7880	Doug@Smithtrucking.com	TBD*	No direct testing or observation. North site expected to be till based on client submitted grain size analysis – possibly suitable	South of Drumheller Valley - North location	N/A
McNair Sand and Gravel Inc.	Miles McNair	403-850-5956	Miles@mcnairmsg.ca	TBD*	No information on soil	4-31-13-W4M & 3-31-13-W4M & 2-31-13-W4M	4
D+K Christensen Farms Ltd.	Duane Christensen	403-334-3644	dewakat@aisnet.co	TBD*	No information on soil	S 36-27-19-W4M	4

*TBD - To be decided/ additional information required



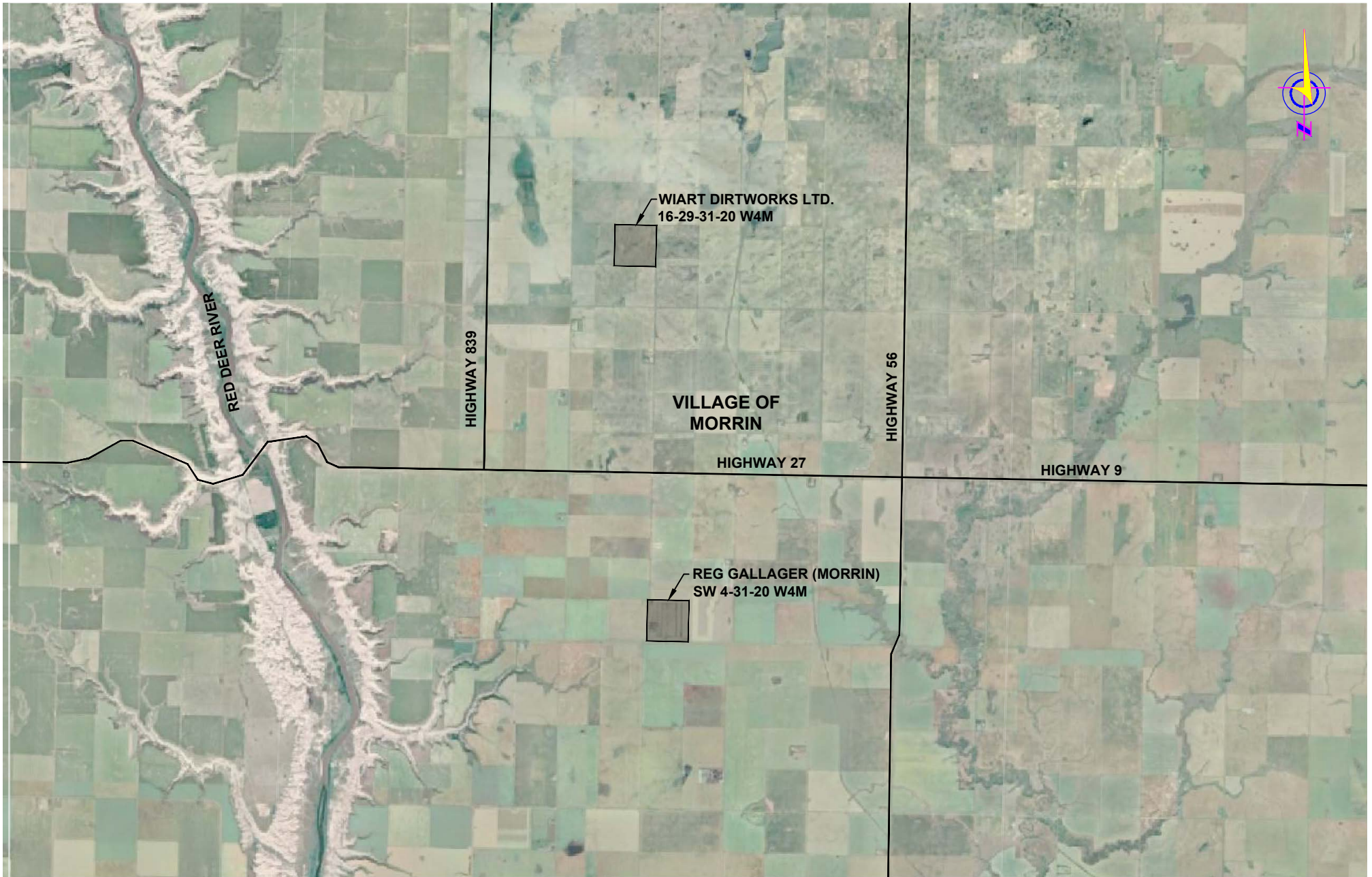
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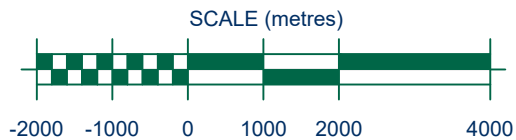
KEY PLAN

BORROW SOURCE SITES MULTIPLE SITES, ALBERTA

DRAWN: NC	CHK'D.: BL	REV #: 0	DATE: MARCH 2022
SCALE: NTS	JOB NO. RD6950-03	DRAWING NO. FIGURE 1	



NOTE: AERIAL PHOTOGRAPH OBTAINED FROM GOOGLE EARTH, DATED JULY 28, 2021.



CLIENT:



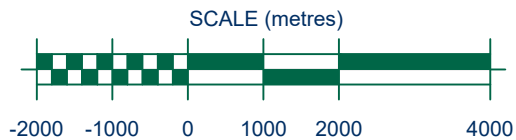
AERIAL PLAN - MORRIN

BORROW SOURCE SITES
16-29-31-20 W4M & SW 4-31-20 W4M, ALBERTA

DRAWN: NC	CHKD.: BK	REV #: 0	DATE: MARCH 2022
SCALE: 1:100,000		JOB NO. RD6950-03	DRAWING NO. FIGURE 2



NOTE: AERIAL PHOTOGRAPH OBTAINED FROM GOOGLE EARTH, DATED JUNE 20, 2021.



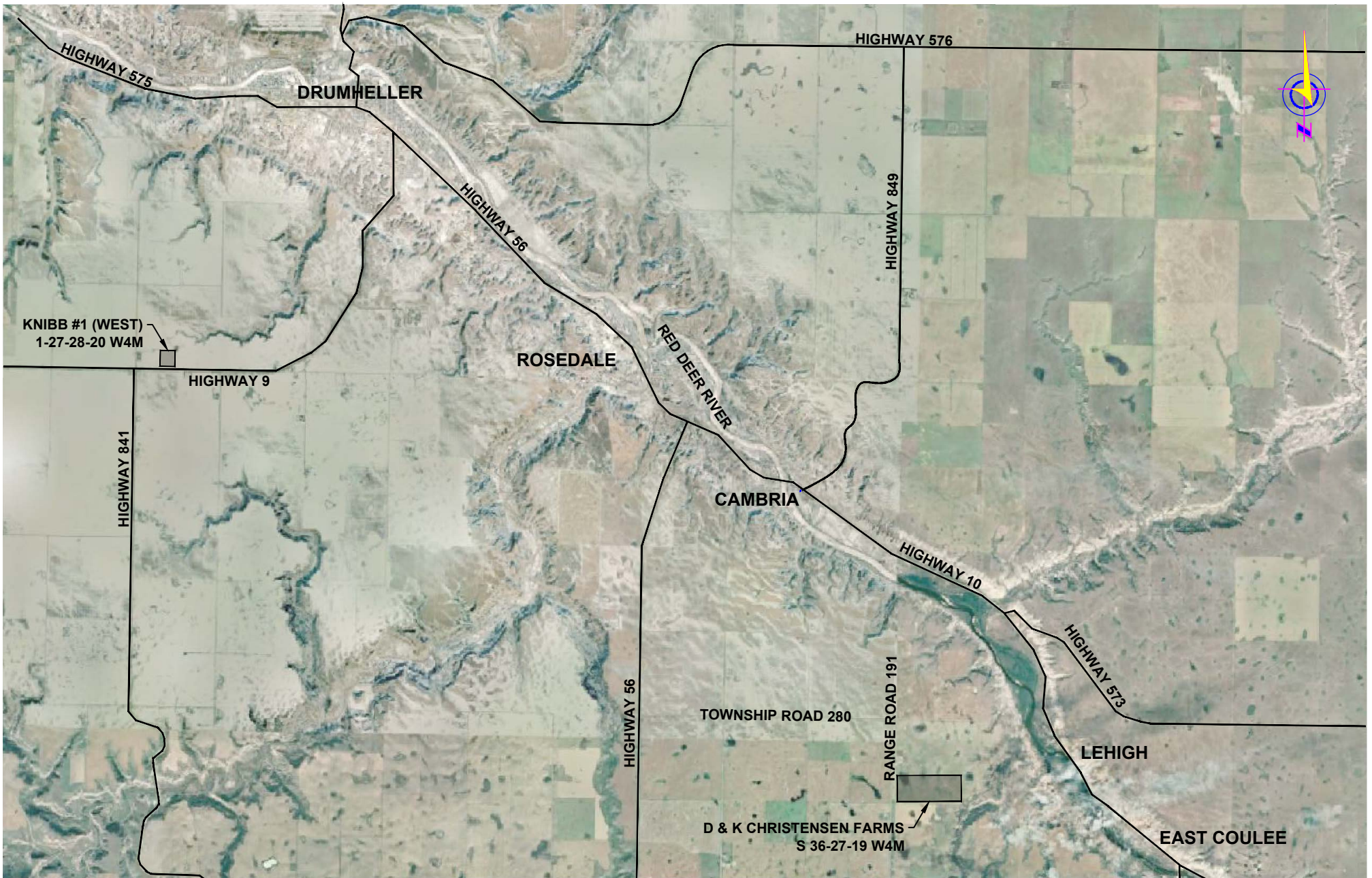
CLIENT:



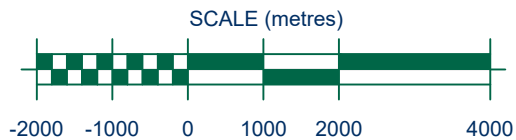
AERIAL PLAN - HANNA

BORROW SOURCE SITES
2-31-13 W4M, 3-31-13 W4M & 4-31-13 W4M, ALBERTA

DRAWN: NC	CHK'D.: BK	REV #: 0	DATE: MARCH 2022
SCALE: 1:100,000	JOB NO. RD6950-03	DRAWING NO. FIGURE 3	



NOTE: AERIAL PHOTOGRAPH OBTAINED FROM GOOGLE EARTH, DATED JULY 28, 2021.



CLIENT:



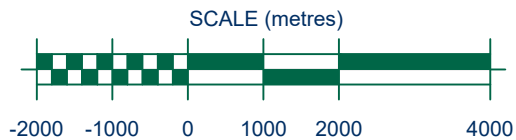
AERIAL PLAN - DRUMHELLER

BORROW SOURCE SITES
8-27-28-20 W4M & S 36-27-19 W4M, ALBERTA

DRAWN: NC	CHK'D.: BK	REV #: 0	DATE: MARCH 2022
SCALE: 1:100,000		JOB NO. RD6950-03	DRAWING NO. FIGURE 4



NOTE: AERIAL PHOTOGRAPH OBTAINED FROM GOOGLE EARTH, DATED JULY 21, 2021.



CLIENT:

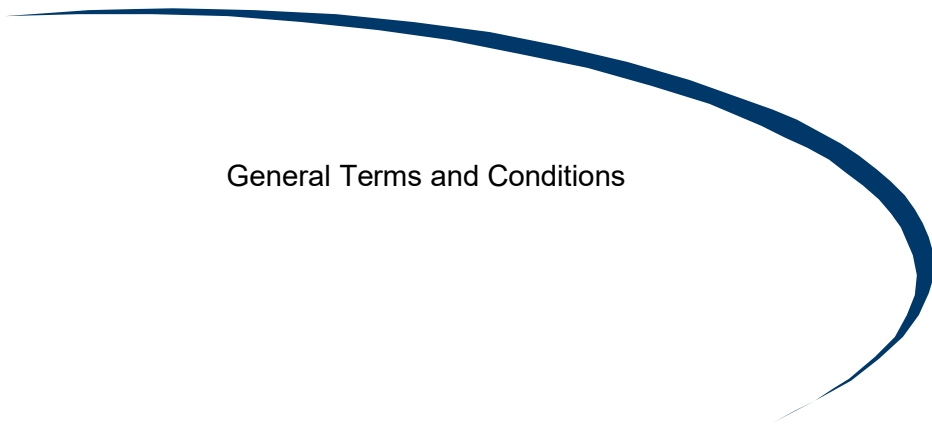


AERIAL PLAN - CALGARY

BORROW SOURCE SITES
232098 RANGE ROAD 283, ALBERTA

DRAWN: NC	CHK'D.: BK	REV #: 0	DATE: MARCH 2022
SCALE: 1:100,000		JOB NO. RD6950-03	DRAWING NO. FIGURE 5

LIMITATIONS



General Terms and Conditions

The use of this attached report is subject to the following general terms and conditions.

1. **STANDARD OF CARE** - In the performance of professional services, ParklandGEO used the degree of care and skill ordinarily exercised under similar circumstances by reputable members of its profession practicing in the same or similar localities. No other warranty expressed or implied is made in any manner.
2. **INTERPRETATION OF THE REPORT** - The CLIENT recognizes that subsurface conditions will vary from those encountered at the location where borings, surveys, or explorations are made and that the data, interpretations and recommendation of ParklandGEO are based solely on the information available to him. Classification and identification of soils, rocks, geological units, contaminated materials and contaminant quantities will be based on commonly accepted practices in geotechnical or environmental consulting practice in this area. ParklandGEO will not be responsible for the interpretation by others of the information developed.
3. **SITE INFORMATION** - The CLIENT has agreed to provide all information with respect to the past, present and proposed conditions and use of the Site, whether specifically requested or not. The CLIENT acknowledged that in order for ParklandGEO to properly advise and assist the CLIENT, ParklandGEO has relied on full disclosure by the CLIENT of all matters pertinent to the Site investigation.
4. **COMPLETE REPORT** - The Report is of a summary nature and is not intended to stand alone without reference to the instructions given to ParklandGEO by the CLIENT, communications between ParklandGEO and the CLIENT, and to any other reports, writings or documents prepared by ParklandGEO for the CLIENT relative to the specific Site, all of which constitute the Report. The word "Report" shall refer to any and all of the documents referred to herein. In order to properly understand the suggestions, recommendations and opinions expressed by ParklandGEO, reference must be made to the whole of the Report. ParklandGEO cannot be responsible for use of any part or portions of the report without reference to the whole report. The CLIENT has agreed that "This report has been prepared for the exclusive use of the named CLIENT. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. ParklandGEO accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report."

The CLIENT has agreed that in the event that any such report is released to a third party, the above disclaimer shall not be obliterated or altered in any manner. The CLIENT further agrees that all such reports shall be used solely for the purposes of the CLIENT and shall not be released or used by others without the prior written permission of ParklandGEO.

5. **LIMITATIONS ON SCOPE OF INVESTIGATION AND WARRANTY DISCLAIMER**
There is no warranty, expressed or implied, by ParklandGEO that:
 - a) the investigation uncovered all potential geo-hazards, contaminants or environmental liabilities on the Site; or
 - b) the Site is entirely free of all geo-hazards or contaminants as a result of any investigation or cleanup work undertaken on the Site, since it is not possible, even with exhaustive sampling, testing and analysis, to document all potential geo-hazards or contaminants on the Site.

The CLIENT acknowledged that:

- a) the investigation findings are based solely on the information generated as a result of the specific scope of the investigation authorized by the CLIENT;
 - b) unless specifically stated in the agreed Scope of Work, the investigation will not, nor is it intended to assess or detect potential contaminants or environmental liabilities on the Site;
 - c) any assessment regarding geological conditions on the Site is based on the interpretation of conditions determined at specific sampling locations and depths and that conditions may vary between sampling locations, hence there can be no assurance that undetected geological conditions, including soils or groundwater are not located on the Site;
 - d) any assessment is also dependent on and limited by the accuracy of the analytical data generated by the sample analyses;
 - e) any assessment is also limited by the scientific possibility of determining the presence of unsuitable geological conditions for which scientific analyses have been conducted; and
 - f) the laboratory testing program and analytical parameters selected are limited to those outlined in the CLIENT's authorized scope of investigation; and
 - g) there are risks associated with the discovery of hazardous materials in and upon the lands and premises which may inadvertently discovered as part of the investigation. The CLIENT acknowledges that it may have a responsibility in law to inform the owner of any affected property of the existence or suspected existence of hazardous materials and in some cases the discovery of hazardous conditions and materials will require that certain regulatory bodies be informed. The CLIENT further acknowledges that any such discovery may result in the fair market value of the lands and premises and of any other lands and premises adjacent thereto to be adversely affected in a material respect.
6. **COST ESTIMATES** - Estimates of remediation or construction costs can only be based on the specific information generated and the technical limitations of the investigation authorized by the CLIENT. Accordingly, estimated costs for construction or remediation are based on the known site conditions, which can vary as new information is discovered during construction. As some construction activities are an iterative exercise, ParklandGEO shall therefore not be liable for the accuracy of any estimates of remediation or construction costs provided.
 7. **LIMITATION OF LIABILITY** - The CLIENT has agreed that to the fullest extent permitted by the law ParklandGEO's total liability to CLIENT for any and all injuries, claims, losses, expenses or damages whatsoever arising out of or in anyway relating to the Project is contractually limited, as outlined in ParklandGEO's standard Consulting Services Agreement. Further, the CLIENT has agreed that to the fullest extent permitted by law ParklandGEO is not liable to the CLIENT for any special, indirect or consequential damages whatsoever, regardless of cause.
 8. **INDEMNIFICATION** - To the fullest extent permitted by law, the CLIENT has agreed to defend, indemnify and hold ParklandGEO, its directors, officers, employees, agents and subcontractors, harmless from and against any and all claims, defence costs, including legal fees on a full indemnity basis, damages, and other liabilities arising out of or in any way related to ParklandGEO's work, reports or recommendations.

SCHEDULE - A PLAN SHOWING AREA REQUIRED FOR TEMPORARY WORKSPACE

AFFECTING A PORTION OF CONDOMINIUM PLAN NO. 7911235
N.E. 1/4 SEC. 11, TWP. 29, RGE. 20, W.4TH. MER.

Civic Address: 101-105 GROVE PLACE DRUMHELLER



Parent parcel
outlined thus:



Property

Area required shown thus:



Temporary Workspace



Access

Disclaimer:

*Note 1: See attached Certificate of Title for registered interests.
Note 2: This document has been prepared for a specific purpose only.
The Town of Drumheller assumes no responsibility for its unauthorized
use by others.*

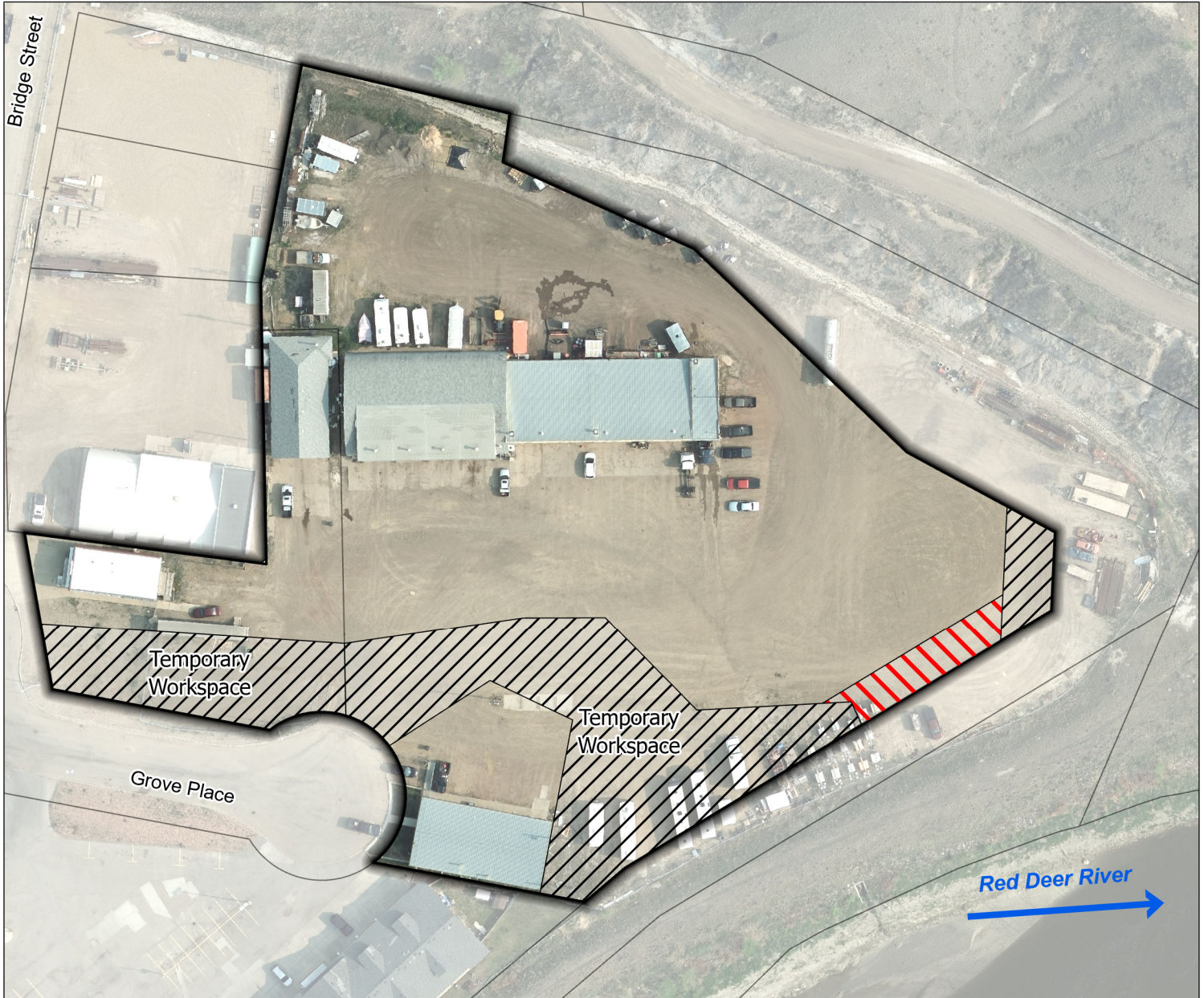
LINC	0016892994
C. of T #	7911235CS3 .
Area Required	TWS: 13,580 Sq Ft (approximate) Access: 21,582 Sq Ft (approximate)
Registered Owner(s)	1363657 Alberta Ltd.
Phone	403-820-2337
Dike Version Date	2022-03-17

SCHEDULE - A

PLAN SHOWING AREA REQUIRED FOR FLOOD MITIGATION DIKE

AFFECTING A PORTION OF LOT 3 & 4, PLAN 8710867
N.E. 1/4 SEC. 11, TWP. 29, RGE. 20, W.4TH. MER.

Civic Address: GROVE PLACE DRUMHELLER



Parent parcel outlined thus:
 Property

Area required shown thus:
 Temporary Workspace
 7m Wide Access

LINC	0013732532 & 0013732540
C. of T #	181156653 & 091387303
Area Required	TWS: 31,081 Sq Ft (approximate) Access: 2423 Sq Ft (approximate)
Registered Owner(s)	Canalta Real Estate Services Ltd.
Phone	403-823-2030 & 403-321-2223
Dike Version Date	2022-06-01

Disclaimer:

Note 1: See attached Certificate of Title for registered interests.
 Note 2: This document has been prepared for a specific purpose only.
 The Town of Drumheller assumes no responsibility for its unauthorized use by others.

Historical Resources Act Approval with Conditions

Proponent: Town of Drumheller
224 Centre Street, Drumheller, AB T0J 0Y4

Contact: Darryl Drohomerski

Agent: Circle CRM Group Inc.

Contact: Margarita de Guzman

**Project Name: Drumheller Resiliency and Flood Mitigation Program – North Drumheller
Dikes B & C**

Project Components: Flood Mitigation / Remediation

Application Purpose: Requesting HRA Approval / Requirements
Amendment or Update to Project Submitted Previously

Historical Resources Act approval is granted for the activities described in this application and its attached plan(s)/sketch(es) subject to the following conditions.



David Link
Assistant Deputy Minister
Heritage Division
Alberta Culture and Status of
Women

SCHEDULE OF CONDITIONS

ARCHAEOLOGICAL RESOURCES

Historical Resources Act approval is granted in relation to archaeological resources, subject to the conditions outlined below.

1. *Historical Resources Act* Approval is issued for the North Drumheller Dikes B & C component of the overall Drumheller Resiliency and Flood Mitigation Program, as illustrated in the development plans presented in this application. Development may proceed as planned with the North Drumheller Dikes B & C portion of the project without further concerns for archaeological resources.

SCHEDULE OF CONDITIONS (continued)

2. Relative to the remaining areas and components of the overall Drumheller Resiliency and Flood Mitigation Program:
 - *Historical Resources Act* approval was previously issued for the Drumheller Resiliency and Flood Mitigation - Dike D component of the overall project in *Historical Resources Act* Approval with Conditions letter (4956-20-0069-002; Sept 10/2021), following completion of a Historic Resources Impact Assessment conducted under Archaeological Research Permit No. 21-112.
 - Outstanding *Historical Resources Act* requirements for the completion of a Historic Resources Impact Assessment for archaeological resources, as outlined in *Historical Resources Act* Requirements letter (4956-20-0069-001; Oct 30/2020), remain in effect for the remaining components of the overall project and are reiterated below.
3. The Historic Resources Impact Assessment of all remaining areas and components of the Drumheller Resiliency and Flood Mitigation Program must address all areas of high archaeological potential within the project area including, but not limited to, undisturbed terrain in areas that have not been assessed systematically under previous Historic Resources Impact Assessment studies, and areas in proximity to previously recorded archaeological and historic sites. The permit application is to be accompanied by a detailed selection of areas for assessment.
4. Any further Historic Resources Impact Assessment for archaeological resources undertaken for this project is to be carried out prior to the initiation of any land surface disturbance activities under snow-free, unfrozen ground conditions. Should the project require field studies under winter conditions, directions in the Archaeological Survey Information Bulletin: Winter Conditions must be followed.
5. Any further Historic Resources Impact Assessment for archaeological resources undertaken for this project must be conducted on behalf of the proponent by an archaeologist qualified to hold an archaeological research permit within the Province of Alberta. A permit must be issued by Alberta Culture and Status of Women prior to the initiation of any archaeological field investigations. Please allow ten working days for the permit application to be processed. To obtain contact information for consultants qualified to undertake this work, please consult the list of Alberta Historic Resource Consultants.
6. A deep testing program is required in areas of significant sedimentation.
7. During the conduct of any further Historic Resources Impact Assessment for archaeological resources the proponent's consulting archaeologist is to confirm the relationship between the footprint of the proposed project and the following previously recorded archaeological sites: EiPd-1 and EiPd-3.
8. Results of any further Historic Resources Impact Assessment investigations must be reported to Alberta Culture and Status of Women and subsequent Historical Resources Act approval must be granted before development proceeds in the remaining areas and components of the Drumheller Resiliency and Flood Mitigation Project.
9. Site-specific conditions and approvals are itemized below.

SITE	HRV	SITE DESCRIPTION	CONDITIONS/APPROVAL
EiPd-1	4	campsite, killsite	The proponent's consulting archaeologist is to confirm the relationship between this site and the footprint of the proposed project.
EiPd-3	4	campsite	The proponent's consulting archaeologist is to confirm the relationship between this site and the footprint of the proposed project.

SCHEDULE OF CONDITIONS (continued)

PALAEONTOLOGICAL RESOURCES

There are no *Historical Resources Act* requirements associated with palaeontological resources; however, the proponent must comply with [Standard Requirements under the Historical Resources Act: Reporting the Discovery of Historic Resources](#), which are applicable to all land surface disturbance activities in the Province.

ABORIGINAL TRADITIONAL USE SITES

There are no *Historical Resources Act* requirements associated with Aboriginal traditional use sites of a historic resource nature; however, the proponent must comply with [Standard Requirements under the Historical Resources Act: Reporting the Discovery of Historic Resources](#), which are applicable to all land surface disturbance activities in the Province.

HISTORIC STRUCTURES

There are no *Historical Resources Act* requirements associated with historic structures; however, the proponent must comply with [Standard Requirements under the Historical Resources Act: Reporting the Discovery of Historic Resources](#), which are applicable to all land surface disturbance activities in the Province.

PROVINCIALY DESIGNATED HISTORIC RESOURCES

There are no *Historical Resources Act* requirements associated with Provincially Designated Historic Resources; however, the proponent must comply with [Standard Requirements under the Historical Resources Act: Reporting the Discovery of Historic Resources](#), which are applicable to all land surface disturbance activities in the Province.

ADDITIONAL COMMENTS

1. To obtain contact information for consultants qualified to undertake the assessment work specified above, please consult the list of [Alberta Historic Resource Consultants](#).
2. In addition to any specific conditions detailed above, the proponent must abide by all [Standard Conditions under the Historical Resources Act](#).

Lands Affected: Additional Lands

Proposed Development Area:

MER	RGE	TWP	SEC	LSD List
4	20	29	11	5-6,10-12

Documents Attached:

Document Name	Document Type
Project Plan Dike B	Illustrative Material

SCHEDULE OF CONDITIONS (continued)

Project Plan Dike C

Illustrative Material