May 2, 2025

Auburn Developments Inc.
700 Richmond Street, Unit 410
London, Ontario N6A 5C7
Attention: Mark Stegall

Subject: **Hydrogeological Letter**
The Barrel Yards – Erb Street West and Father David Bauer Drive
Waterloo, Ontario
Englobe reference: 02101621.006

1 Introduction

Englobe Corp. (Englobe) has been retained by Auburn Developments Inc. (the Client) to comment on the status of hydrogeological investigations and characterization for the Barrel Yards development project (the Project), located at Erb Street West and Father David Bauer Drive in Waterloo, Ontario (the Site). Englobe understands that the comments are in relation to a Zoning By-Law Amendment for the Site.

Englobe has previously completed the following hydrogeological investigations and reports for the Site:

- Hydrogeology Study Report for Category 1 PTTW Application, The Barrel Yards, Waterloo, Ontario. Prepared for Silver Lake Developments Inc. Prepared by Englobe. Dated April, 2018;
- 2020 Annual Summary Report, Permit to Take Water No. 1350-B4ASA9, The Barrel Yards – Erb Street West and Father David Bauer Drive, Waterloo, Ontario. Prepared by Englobe. Dated February 5, 2021;
- 2021 Annual Summary Report, Permit to Take Water No. 1350-B4ASA9, The Barrel Yards – Erb Street West and Father David Bauer Drive, Waterloo, Ontario. Prepared by Englobe. Dated January 31, 2022;
- 2022 Annual Summary Report, Permit to Take Water No. 1350-B4ASA9, The Barrel Yards – Erb Street West and Father David Bauer Drive, Waterloo, Ontario. Prepared by Englobe. Dated February 28, 2023;
- 2023 Annual Summary Report, Permit to Take Water No. 1350-B4ASA9, The Barrel Yards – Erb Street West and Father David Bauer Drive, Waterloo, Ontario. Prepared by Englobe. Dated February 5, 2021; and,
- DRAFT REPORT - 2024 Annual Summary Report, Permit to Take Water No. P-300-1024064615, The Barrel Yards – Erb Street West and Father David Bauer Drive, Waterloo, Ontario. Prepared by Englobe. Dated May 2, 2025.

The above-noted annual summary reports relate to ongoing groundwater monitoring and sampling as required by the Category 3 Permit to Take Water (PTTW) under which the Site operates.

Additionally, Englobe was the technical representative for the following water taking permitting for the Site:

— Permit to Take Water No. P-300-1024064615. Dated July 11, 2024. Expires December 31, 2032.

In Englobe's opinion, the above-noted hydrogeological reports and active water taking permit contain sufficient information related to the current hydrogeological conditions at the Site to support the Zoning By-Law Amendment.

2 Closure

We trust that this letter is suitable for your present requirements. If you have any questions or comments, please do not hesitate to contact the undersigned directly.

Yours very truly,

Englobe Corp.



Kevin Bailey, M.A.Sc., P.Eng.
Team Lead, Environment

APPENDICES

Appendix A Statement of Limitations

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Englobe Corp.’s subcontractors who have carried out on-site or laboratory work are duly assessed according to the purchase procedure of our quality system. For further information, please contact your project manager.”

Appendix A
Statement of Limitations



ENGLOBE

STATEMENT OF LIMITATIONS

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The Company makes no representation concerning the legal significance of its findings, nor as to the present or future value of the property, or its fitness for a particular purpose and hereby disclaims any responsibility or liability for consequential financial effects on transactions or property values, or requirements for follow-up actions and costs.

Since the passage of time, natural occurrences, and direct or indirect human intervention may affect the views, conclusions and recommendations (if any) provided in this Report, it is intended for immediate use.

This Statement of Limitations forms an integral part of the Report.

In preparing this Report, the Company has relied in good faith on information provided by others and has assumed that such information is factual, accurate and complete. The Company accepts no responsibility or liability for any deficiency, misstatement or inaccuracy in this Report resulting from the information provided, concealed or not fully disclosed by those individuals.

The assessment should not be considered a comprehensive audit that covers and eliminates all present, past and future risks. The information presented in this Report is based on data collected during the completion of the monitoring conducted. The overall groundwater conditions were extrapolated based on information collected at specific sampling locations. Professional judgement was exercised in gathering and analyzing data; however, no monitoring method can completely eliminate the possibility of obtaining partially imprecise or incomplete information; it can only reduce the possibility to an acceptable level. Consequently, the actual groundwater conditions between the sampling points may vary. In addition, analysis has been carried out only for the chemical and physical parameters identified, and it should not be inferred that other chemical species or physical conditions are not present.

Any results from laboratory or other subcontractors reported herein have been carried out by others, and the Company cannot warrant their accuracy.