

Site Reclassification / Classification

Regulatory Requirements for Class "C" Sites

A Class "C" site is a site that poses a lower risk to the environment because of its physical surroundings. In order to be considered as Class C the site must:

- be an existing facility;
- be located in till or clay soils;
- not have municipal wells or private wells (other than those owned by the property owner) within 500 metres of any part of the tank system (distance may be reduced to 250 metres to private wells in tight clays);
- have no groundwater within 15 metres of the surface;
- not have buried utilities closer than 7 metres from tank system for tight clays; or 15 metres from tank system for till or fractured clay soils.
- have no potable (drinkable) surface water within 150 metres of the tank system
- have no non-potable surface water within 50 metres of the tank system;
- be considered by the local municipality to be an adequate distance away from residences and institutions.
- In order for a facility to be classified as Class "C" the owner will have to apply to the department for Site Reclassification by supplying information about the site on a Site Reclassification/Classification Information form. The department will review the information when it is received to ensure that the information is adequate and, if the site meets the Class "C" requirements, it will be reclassified accordingly.

Class "C" sites will be allowed to operate with the existing tank system until a leak is detected. Owners are required to use a Statistical Inventory Reconciliation (SIR) method to monitor for leaks. The owner is responsible for costs of the SIR method and must have it in place prior to December 31, 1995. SIR is a system that uses statistics to indicate if a leak may be occurring from a tank by comparing deliveries and metered sales with tank gauging (dipstick measurements). The SIR method must be able to detect a leak of .38 litres/hr with a probability of detection of 95 percent and probability of false alarm of 5 percent.

Note: Class "B" sites not fully upgraded will also be required to use SIR leak detection. The owner must report any leak immediately in accordance with the Environmental Spill Control Regulations by contacting the Department at 1-800-667-7525. If the SIR method indicates an inconclusive result this must be reported to the department within 72 hours. When a leak is detected and verified, the owner will be required to either decommission the facility or rebuild in accordance with requirements for new "Class B" sites.

Note: Farm underground tanks as well as other nonmetered underground tank systems such as heating oil and standby generator tanks are not required to use the SIR leak detection method. The owners of these systems are, however, required to install leak detection monitoring wells and check them for signs of leaks on an annual basis. Monitor wells for farm underground tanks are required by December 31, 1997, whereas the other nonmetered systems are required to install the monitor wells by December 31, 1995.

