Phase I Environmental Site Assessment

Cypress Creek at Hazelwood Street
East Hazelwood Street
Princeton, Collin County, Texas
January 25, 2018
Terracon Project No. 94187021

Prepared for:
Cypress Creek Apartment homes at Hazelwood Street
c/o Bonner Carrington LLC
Austin, Texas
And
Texas Department of Housing and Community Affairs

Prepared by:
Terracon Consultants, Inc.
Dallas, Texas
January 25, 2018

Cypress Creek Apartment Homes at Hazelwood Street
c/o Bonner Carrington LLC
901 Mopac Expressway South
Building 5, Suite 100
Austin, Texas 78746

Attn: Mr. Casey Bump
P: (512) 220-8000
E: development@bonnercarrington.com

Re: Phase I Environmental Site Assessment
Cypress Creek at Hazelwood Street
East Hazelwood Street
Princeton, Collin County, Texas 75407
Terracon Project No. 94187021

Dear Mr. Bump:

Terracon Consultants, Inc. (Terracon) is pleased to submit the enclosed Phase I Environmental Site Assessment (ESA) report for the above-referenced site. This assessment was performed in accordance with Terracon Proposal No. P94187021 dated January 3, 2018 and Revised January 17, 2018.

We appreciate the opportunity to be of service to you on this project. In addition to Phase I services, our professionals provide geotechnical, environmental, construction materials, and facilities services on a wide variety of projects locally, regionally and nationally. For more detailed information on all of Terracon’s services please visit our website at www.terracon.com. If there are any questions regarding this report or if we may be of further assistance, please do not hesitate to contact us.

Sincerely,
Terracon Consultants, Inc.

Esosa D. Agbonkonkon
Project Scientist

Theron V. Epp, CESCO
Environmental Department Manager

Attachments
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APPENDIX E Credentials

APPENDIX F Description of Terms and Acronyms
EXECUTIVE SUMMARY

This Phase I Environmental Site Assessment (ESA) was performed in accordance with Terracon Proposal No. P94187021 dated January 3, 2018 and Revised January 17, 2018, and was conducted consistent with the procedures included in ASTM E1527-13, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process and the 2018 Texas Department of Housing and Community Affairs (TDHCA) ESA Rules and Guidelines. The ESA was conducted under the responsible charge of Esosa D. Agbonkonkon, Environmental Professional, who performed the site reconnaissance on January 12, 2018.

Findings and Opinions

A summary of findings is provided below. It should be recognized that details were not included or fully developed in this section, and the report must be read in its entirety for a comprehensive understanding of the items contained herein.

Site Description and Use
The site consists of approximately 21 acres of land located on East Hazelwood Street (County Road 456), west of the intersection with Boorman Lane, Princeton, Collin County, Texas. The site consists of agricultural land with a wooded area containing a creek and a pond on the northwestern portion of the site. East Hazelwood Street cuts across the northeastern corner of the site.

Historical Information
Based on a review of historical resources, the site has consisted of agricultural land with a creek and associated pond on the northwestern portion of the site since the early 1940s. A residence with ancillary structures was located on the northwestern portion of the site from the early 1940s to the mid-1980s. Hazelwood Street has abutted the site to the north and east since 1942, followed by agricultural land until the early 1980s. A farmstead residence was located on the eastern portion of the north adjacent property from the early 1940s to the late 1950s, which was demolished prior to the development of the present-day warehouse and office buildings in the early 1980s. The east adjacent property following Hazelwood Street has remained agricultural land to the present. The south adjacent property to the site has consisted of agricultural land since the early 1940s. The west adjacent property to the site consisted of agricultural land from the early 1940s to the mid-1990s. The on-site creek continues through the west adjacent property. A single-family residence was developed on the northern portion of the west adjacent property from the late 1960s to the early 2000s when it was demolished and the property has remained vacant. The present-day single-family residences adjacent southwest of the site were developed in 2004.
Phase I Environmental Site Assessment
Cypress Creek at Hazelwood Street ▪ Princeton, Texas
January 25, 2018 ▪ Terracon Project No. 94187021

Records Review
A review of available regulatory database information was conducted for specified federal and state agencies. The site was not identified in the regulatory databases. One Texas Commission on Environmental Quality (TCEQ) Petroleum Storage Tank (PST) facility, two TCEQ Leaking Petroleum Storage Tank (LPST) facilities and one TCEQ Dry Cleaner Registry (DCR) facility were identified within the ASTM search radii. The identified off-site facilities do not constitute recognized environmental conditions (RECs) to the site based upon regulatory status, apparent topographic gradient, and/or distance from the site as stated in the report text.

Site Reconnaissance
Terracon observed wind-blown trash, a pond and associated creek during the site reconnaissance, which do not constitute RECs to the site.

Adjoining Properties
The north adjoining property consists of East Hazelwood Street followed by Fabher Metal Works (524 East Hazelwood Street), David Copeland Sand and Gravel Inc. (891 East Princeton Drive) and Texas Meter & Sewer Co (895 East Princeton Drive). The east adjacent property consists of East Hazelwood Street followed by agricultural land. The south adjoining property consists of agricultural land. The west adjoining properties consists of single-family residences (533 and 535 Harvard Drive) and vacant land. RECs were not identified with the current adjoining properties.

Additional Services
As per the TDHCA 2018 Environmental Site Assessment Rules and Guidelines, Terracon made statements regarding the following potential issues: FEMA Flood Insurance Rate Map Review, Current Survey, Asbestos Containing Materials, Lead-Based Paint, Radon Records Review, Lead in Drinking Water Records Review, Noise Survey, Oil, Gas, and Chemicals, and Vapor Encroachment Screening. Please see Section 7.0 for further discussion.

The Noise Guidebook, published by the U.S. Department of Housing and Urban Development, considers the following sources of noise: all civilian airports within 5 miles and military airports within 15 miles of the site, all significant roads (above 30 miles per hour) within 1,000 feet and all railroads within 3,000 feet of the site. Terracon did not identify military airports or railroads within the specified search radii. JSI Airport (a small private airport) was identified approximately 500 feet southeast of the site. East Princeton Drive is identified approximately 670 feet north of the site.

Significant Data Gaps
No significant data gaps were identified.
Conclusions

We have performed a Phase I ESA consistent with the procedures included in ASTM Practice E 1527-13 at Cypress Creek at Hazelwood Street, located at East Hazelwood Street, Princeton, Collin County, Texas, the site. RECs or Controlled RECs (CRECs) were not identified in connection with the site.

Recommendations

Based on the scope of services, limitations, and conclusions of this assessment, Terracon did not identify RECs or CRECs. As such, no additional investigation is warranted at this time.

In accordance with U.S. Department of Housing and Urban Development guidelines, based on the proximity of the significant road and civilian airport to the site, Terracon recommends that a noise study be conducted.
1.0 INTRODUCTION

1.1 Site Description

<table>
<thead>
<tr>
<th>Site Name</th>
<th>Cypress Creek at Hazelwood Street</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Location/Address</td>
<td>East Hazelwood Street, Princeton, Collin County, Texas</td>
</tr>
<tr>
<td>Land Area</td>
<td>Approximately 21 acres</td>
</tr>
<tr>
<td>Site Improvements</td>
<td>A portion of East Hazelwood Street and Utilities</td>
</tr>
<tr>
<td>Anticipated Future Site Use</td>
<td>Redevelopment for multi-family residential use</td>
</tr>
<tr>
<td>Purpose of the ESA</td>
<td>Feasibility studies</td>
</tr>
</tbody>
</table>

The location of the site is depicted on Exhibit 1 of Appendix A, which was reproduced from a portion of the USGS 7.5-minute series topographic map. The site and adjoining properties are depicted on the Site Diagram, which is included as Exhibit 2 of Appendix A. Acronyms and terms used in this report are described in Appendix F.

1.2 Scope of Services

This Phase I ESA was performed in accordance with Terracon Proposal No. P94187021 dated January 3, 2018 and Revised January 17, 2018, and was conducted consistent with the procedures included in ASTM E1527-13, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process and the 2018 TDHCA ESA Rules and Guidelines. The purpose of this ESA was to assist the client in developing information to identify RECs in connection with the site as reflected by the scope of this report. This purpose was undertaken through user-provided information, a regulatory database review, historical and physical records review, interviews, including local government inquiries, as applicable, and a visual noninvasive reconnaissance of the site and adjoining properties. Limitations, ASTM deviations, and significant data gaps (if identified) are noted in the applicable sections of the report.

ASTM E1527-13 contains a new definition of "migrate/migration," which refers to “the movement of hazardous substances or petroleum products in any form, including, for example, solid and liquid at the surface or subsurface, and vapor in the subsurface.” By including this explicit reference to migration in ASTM E1527-13, the Standard clarifies that the potential for vapor migration should be addressed as part of a Phase I ESA. This Phase I ESA has considered vapor migration in evaluation of RECs associated with the site.

As requested by the client, the following additional services were performed:

- FEMA Flood Insurance Map Review
Please be aware that the report preparer(s) has read and understood the requirements of this section (THDCA REA Rules Section 10.305). Terracon will not materially benefit from the development in any other way than receiving a fee for performing the ESA and that the fee is in no way contingent upon the outcome of the assessment.

1.3 Standard of Care

This ESA was performed in accordance with generally accepted practices of this profession, undertaken in similar studies at the same time and in the same geographical area. We have endeavored to meet this standard of care, but may be limited by conditions encountered during performance, a client-driven scope of work, or inability to review information not received by the report date. Where appropriate, these limitations are discussed in the text of the report, and an evaluation of their significance with respect to our findings has been conducted.

Phase I ESAs, such as the one performed at this site, are of limited scope, are noninvasive, and cannot eliminate the potential that hazardous, toxic, or petroleum substances are present or have been released at the site beyond what is identified by the limited scope of this ESA. In conducting the limited scope of services described herein, certain sources of information and public records were not reviewed. It should be recognized that environmental concerns may be documented in public records that were not reviewed. No ESA can wholly eliminate uncertainty regarding the potential for RECs in connection with a property. Performance of this practice is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs. No warranties, express or implied, are intended or made. The limitations herein must be considered when the user of this report formulates opinions as to risks associated with the site or otherwise uses the report for any other purpose. These risks may be further evaluated – but not eliminated – through additional research or assessment. We will, upon request, advise you of additional research or assessment options that may be available and associated costs.

1.4 Additional Scope Limitations, ASTM Deviations and Data Gaps

Based upon the agreed-on scope of services, this ESA did not include subsurface or other invasive assessments, vapor intrusion assessments or indoor air quality assessments (i.e. evaluation of the presence of vapors within a building structure), business environmental risk evaluations, or other services not particularly identified and discussed herein. Credentials of the company (Statement of Qualifications) have not been included in this report but are available upon request. Pertinent documents are referred to in the text of this report, and a separate
reference section has not been included. Reasonable attempts were made to obtain information within the scope and time constraints set forth by the client; however, in some instances, information requested is not, or was not, received by the issuance date of the report. Information obtained for this ESA was received from several sources that we believe to be reliable; nonetheless, the authenticity or reliability of these sources cannot and is not warranted hereunder. This ESA was further limited by the following:

- Historical information was not provided back to 1940. Uses of the site were described only as far back as 1942 because the site was undeveloped as of this date, and at the direction of the client, land title records were not reviewed.

An evaluation of the significance of limitations and missing information with respect to our findings has been conducted, and where appropriate, significant data gaps are identified and discussed in the text of the report. However, it should be recognized that an evaluation of significant data gaps is based on the information available at the time of report issuance, and an evaluation of information received after the report issuance date may result in an alteration of our conclusions, recommendations, or opinions. We have no obligation to provide information obtained or discovered by us after the issuance date of the report, or to perform any additional services, regardless of whether the information would affect any conclusions, recommendations, or opinions in the report. This disclaimer specifically applies to any information that has not been provided by the client.

This report represents our service to you as of the report date and constitutes our final document; its text may not be altered after final issuance. Findings in this report are based upon the site’s current utilization, information derived from the most recent reconnaissance and from other activities described herein; such information is subject to change. Certain indicators of the presence of hazardous substances or petroleum products may have been latent, inaccessible, unobservable, or not present during the most recent reconnaissance and may subsequently become observable (such as after site renovation or development). Further, these services are not to be construed as legal interpretation or advice.

1.5 Reliance

This ESA report is prepared for the exclusive use and reliance of Bonner Carrington LLC and TDHCA. Use or reliance by any other party is prohibited without the written authorization of Bonner Carrington LLC and Terracon Consultants, Inc. (Terracon).

Reliance on the ESA by the client and all authorized parties will be subject to the terms, conditions and limitations stated in the proposal, ESA report, and Terracon’s Agreement for Services. The limitation of liability defined in the Agreement for Services is the aggregate limit of Terracon’s liability to the client and all relying parties.
Continued viability of this report is subject to ASTM E1527-13 Sections 4.6 and 4.8. If the ESA will be used by a different user (third party) than the user for whom the ESA was originally prepared, the third party must also satisfy the user’s responsibilities in Section 6 of ASTM E1527-13.

1.6 Client Provided Information

Prior to the site visit, Mr. Stuart Shaw, client’s representative, was asked to provide the following user questionnaire information as described in ASTM E1527-13 Section 6.

Client Questionnaire Responses

<table>
<thead>
<tr>
<th>Client Questionnaire Item</th>
<th>Client Did Not Respond</th>
<th>Client’s Response</th>
</tr>
</thead>
<tbody>
<tr>
<td>Specialized Knowledge or Experience that is material to a REC in connection with the site.</td>
<td></td>
<td>X</td>
</tr>
<tr>
<td>Actual Knowledge of Environmental Liens or Activity Use Limitations (AULs) that may encumber the site.</td>
<td></td>
<td>X</td>
</tr>
<tr>
<td>Actual Knowledge of a Lower Purchase Price because contamination is known or believed to be present at the site.</td>
<td></td>
<td>X</td>
</tr>
<tr>
<td>Commonly Known or Reasonably Ascertainable Information that is material to a REC in connection with the site.</td>
<td></td>
<td>X</td>
</tr>
<tr>
<td>Obvious Indicators of Contamination at the site.</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Terracon’s consideration of the client provided information did not identify RECs. A copy of the questionnaire is included in Appendix C.

2.0 PHYSICAL SETTING

<table>
<thead>
<tr>
<th>Physical Setting Information</th>
<th>Source</th>
</tr>
</thead>
<tbody>
<tr>
<td>Topography</td>
<td></td>
</tr>
<tr>
<td>Site Elevation</td>
<td>Approximately 580-590 feet above sea level</td>
</tr>
<tr>
<td>Topographic Gradient</td>
<td>Sloping towards the northwest</td>
</tr>
<tr>
<td>Closest Surface Water</td>
<td>On-site pond and intermittent creek on the northwestern portion of the site</td>
</tr>
<tr>
<td>Soil Type and Description</td>
<td>Source</td>
</tr>
<tr>
<td>---------------------------</td>
<td>--------</td>
</tr>
<tr>
<td><strong>Houston Black Clay, 1 to 3 percent Slopes</strong> &lt;br&gt;This nearly level to gently sloping soil formed in calcareous marine clay and shale under a cover of tall prairie grasses. Typically, the surface layer is very dark gray, calcareous clay about 14 inches thick. The next 46 inches is dark-gray calcareous clay. The next lower 12 inches is dark-gray calcareous clay containing yellowish-brown mottles. The underlying material to a depth of 84 inches is mottled light brownish-gray, gray, and yellowish-brown shaley clay. The Houston Black clay is moderately well drained and the available water capacity is high. Water intake is rapid when the soil is dry and cracked, but the soil has very slow permeability when wet. Surface runoff is medium, the hazard of erosion is moderate and the risk of corrosion to uncoated steel is high.</td>
<td>Collin County, Texas USDA-NRCS Web Soil Survey revised August 2017</td>
</tr>
<tr>
<td><strong>Heiden Clay, 3 to 5 percent slopes, eroded</strong> &lt;br&gt;This is a deep, well drained, gently sloping soil on ridges and plains. Typically, the surface layer is moderately alkaline, dark grayish brown clay 18 inches thick. To a depth of 36 inches, the soil is moderately alkaline, dark grayish-brown clay. To a depth of 58 inches, it is moderately alkaline, olive gray clay. The underlying material, to a depth of 70 inches, is clay that has olive and yellow mottles. Bedrock material consists of strongly weathered to slightly weathered calcareous mudstones. Permeability is very slow, the available water capacity is high, and surface runoff is high. The hazard of erosion is moderate and the risk of corrosion to uncoated steel is high.</td>
<td></td>
</tr>
</tbody>
</table>

### Geology/Hydrogeology

<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Description</td>
<td>The Ozan Formation consists of a medium gray marl with very thin beds of limestone, phosphate and pyrite pellets, and hematite nodules. The Ozan weathers light brownish gray with poor fissility.</td>
</tr>
<tr>
<td>Estimated Depth to First Occurrence of Groundwater</td>
<td>Texas Water Development Board – Groundwater Database</td>
</tr>
<tr>
<td>*Hydrogeologic Gradient</td>
<td>Not known - may be inferred to be parallel to topographic gradient (primarily to the northwest).</td>
</tr>
</tbody>
</table>
3.0 HISTORICAL USE INFORMATION

Terracon reviewed the following historical sources to develop a history of the previous uses of the site and surrounding area, in order to help identify RECs associated with past uses. Copies of selected historical documents are included in Appendix C.

3.1 Historical Topographic Maps, Aerial Photographs, Sanborn Maps

Readily available historical United States Geological Survey (USGS) topographic maps and selected historical aerial photographs (at approximately 10 to 15 year intervals) from the Agricultural Stabilization and Conservation Service (ASCS), the Army Mapping Service (AMS), USGS, the Texas Department of Transportation (TXDOT) and the United States Department of Agriculture (USDA) were reviewed to evaluate land development and obtain information concerning the history of development on and near the site. Based upon review of the Sanborn map index at the Dallas Public Library, Sanborn maps were not available for the site area. Additionally, based on a review of the publicly available Sanborn maps on the State Library website (www.libraryoftexas.org), no Sanborn maps were available for Princeton, Texas. Reviewed historical topographic maps and aerial photographs are summarized below.

- **Aerial photograph**: ASCS, ID# 2-59, March 21, **1942**, 1”~500’
- **Aerial photograph**: AMS, ID# 1347, January 4, **1953**, 1”~500’
- **Aerial photograph**: USGS, ID# 1-89, September 11, **1959**, 1”~500’
- **Topographic map**: Culleoka, Texas, published **1960** (1:24,000)
- **Aerial photograph**: USGS, ID# 1-126, May 1, **1968**, 1”~500’
- **Topographic map**: Culleoka, Texas, published 1960, photo revised **1968** (1:24,000)
- **Aerial photograph**: ASCS, ID# 172-81, February 24, **1972**, 1”~500’
- **Topographic map**: Culleoka, Texas, published 1960, photo revised **1973** (1:24,000)
- **Aerial photograph**: TXDOT, ID# 114, February 14, **1984**, 1”~500’
- **Aerial photograph**: USGS, ID# N/A, March 20, **1995**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2004**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2005**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2006**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2008**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2010**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2012**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2014**, 1”~500’
- **Aerial photograph**: USDA, ID# N/A, **2016**, 1”~500’
Historical Topographic Maps and Aerial Photographs

<table>
<thead>
<tr>
<th>Direction</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site</td>
<td>Agricultural land (1942-2016), creek and a pond on the northwestern portion (1942-2016); residence on the northwestern portion (1942-1984).</td>
</tr>
<tr>
<td>East</td>
<td>Hazelwood Street (1942-2016) followed by agricultural land (1942-2016).</td>
</tr>
<tr>
<td>South</td>
<td>Agricultural land (1942-2016).</td>
</tr>
<tr>
<td>West</td>
<td>Agricultural land (1942-1995) and continuation of creek (1942-2016); residence on the northern portion (1968-2004); single-family residential development on the southern portion (2004-2016).</td>
</tr>
</tbody>
</table>

Based on a review of the historical information, the site has consisted of vacant/agricultural land since at least the early 1940s. Agricultural use sites may be subject to environmental impact resulting from the storage, handling, and use of pesticides, herbicides or fertilizers; from the maintaining and repairing of agricultural machinery and vehicles; and from fuel use and storage. Most of the agricultural chemicals that are currently used do not persist for extended periods of time, if applied appropriately. Furthermore, the TCEQ Texas Risk Reduction Program (TRRP) release determinations do not apply to situations where materials were used as intended, such as the lawful application of pesticides and agricultural chemicals. Evidence of potential point-source impacts (e.g., barns, silos, sheds) associated with agricultural chemical use, equipment repair, or fuel storage at the site were not revealed through the historical use review or observed during site reconnaissance. In addition, indications of potential area-wide impacts resulting from pesticide and/or herbicide misuse were not observed during site reconnaissance. As a result, the agricultural use is not considered to be a REC for the site. Terracon understands that the site will be developed with a multifamily residential development, and that after development the soils will be largely covered with buildings, hardscaping, and imported topsoil for landscaping, which will limit direct contact with pesticides or agricultural chemicals potentially remaining in the soils.

3.2 Historical City Directories

The Cole directories used in this study were made available through the City of Dallas Public Library (selected years reviewed: 1963-2018) and were reviewed at approximate five-year intervals, if readily available. Since these references are copyright protected, reproductions are not provided in this report. A current street address for the site was not identified.

<table>
<thead>
<tr>
<th>Direction</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site</td>
<td>No listings (1963-2018).</td>
</tr>
<tr>
<td>Direction</td>
<td>Description</td>
</tr>
<tr>
<td>-----------</td>
<td>-------------</td>
</tr>
<tr>
<td>East</td>
<td>No listings (1963-2018).</td>
</tr>
<tr>
<td>South</td>
<td>No listings (1963-2018).</td>
</tr>
</tbody>
</table>

The north adjacent property has been occupied by metal works tenants including Wilco Metal Products (1978-2008) and Fabhar Metal Works (2013-2018). The nearest facility building was located approximately 45 feet north of the site in a topographic up- to cross-gradient position relative to the site. The facility was not listed in the regulatory database reviewed as part of this assessment. Interview with Fabhar Metal Works personnel indicated that facility operations consisted of metal fabrication. Additionally, the former occupant stored metal containers only at the facility. Based on the information provided by facility personnel and the absence from the regulatory database, Wilco Metal Product and Fabhar Metal Works do not constitute RECs to the site.

### 3.3 Site Ownership

Based on a review of information obtained from the Collin Central Appraiser District records, the current site owner is QT Properties. In addition, previous owners identified included III BS Legacy LLC (2012-2016) and Scott Annette Marie (prior to 2012).

### 3.4 Title Search

At the direction of the client, a title search was not included as part of the scope of services. Unless notified otherwise, we assume that the client is evaluating this information outside the scope of this report.

### 3.5 Environmental Liens and Activity and Use Limitations

The GeoSearch regulatory database report included a review of both Federal and State Engineering Control (EC) and Institutional Control (IC) databases. Based on a review of the database report, the site was not listed on the EC or IC databases. Please note that in addition to these federal and state listings, AULs can be recorded at the county and municipal level that may not be listed in the regulatory database report. Environmental lien and activity and use
limitation records recorded against the site were not provided by the client. At the direction of
the client, performance of a review of these records was not included as part of the scope of
services and unless notified otherwise, we assume that the client is evaluating this information
outside the scope of this report.

3.6 Interviews Regarding Current and Historical Site Uses

The following individual was interviewed regarding the current and historical use of the site.

<table>
<thead>
<tr>
<th>Interviewer</th>
<th>Name / Phone #</th>
<th>Title</th>
<th>Date/Time</th>
</tr>
</thead>
<tbody>
<tr>
<td>Esosa D. Agbonkonkon</td>
<td>Quang Tran / 214-336-6364</td>
<td>Owner Representative, QT Properties</td>
<td>01/11/2018 / 2:30pm</td>
</tr>
</tbody>
</table>

Terracon interviewed Mr. Quang Tran, Owner Representative, prior to the site reconnaissance.
Mr. Tran indicated that he had been familiar with the site for a year and a half. Mr. Tran noted
that noted that the site had been agricultural land for as long as he was aware. He stated he
was not aware of the presence of water wells or septic tanks on the site. Mr. Tran was not
aware of any pending environmental litigation, threatened environmental litigation, past
environmental litigation, notices of possible violations of environmental law, notices of possible
liability or notices of potential environmental concerns in connection with the site.

3.7 Prior Report Review

Terracon requested the client provide any previous environmental reports and geotechnical
reports they are aware of for the site. Previous reports were not provided by the client to
Terracon for review.

4.0 RECORDS REVIEW

Regulatory database information was provided by GeoSearch, a contract information services
company. The purpose of the records review was to identify RECs in connection with the site.
Information in this section is subject to the accuracy of the data provided by the information
services company and the date at which the information is updated. The scope herein did not
include confirmation of facilities listed as "unmappable" by regulatory databases.

In some of the following subsections, the words up-gradient, cross-gradient and down-gradient
refer to the topographic gradient in relation to the site. As stated previously, the groundwater
flow direction and the depth to shallow groundwater, if present, would likely vary depending
upon seasonal variations in rainfall and the depth to the soil/bedrock interface. Without the
benefit of on-site groundwater monitoring wells surveyed to a datum, groundwater depth and flow direction beneath the site cannot be directly ascertained.

4.1 Federal and State/Tribal Databases

Listed below are the facility listings identified on federal and state/tribal databases within the ASTM-required search distances from the approximate site boundaries. Database definition, descriptions, and the database search report are included in Appendix D.

<table>
<thead>
<tr>
<th>Database</th>
<th>Description</th>
<th>Radius (miles)</th>
<th>Listings</th>
</tr>
</thead>
<tbody>
<tr>
<td>Federal Databases</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>NPL</td>
<td>National Priorities List</td>
<td>1.0</td>
<td>0</td>
</tr>
<tr>
<td>NPL (Delisted)</td>
<td>NPL Delisted</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>SEMS/SEMSARCH</td>
<td>Superfund Enterprise Management System/Archived Site Inventory [formerly known as CERCLIS (Comprehensive Environmental Response, Compensation and Liability Information System and CERCLIS No Further Remedial Action Planned (NFRAP), respectively]</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>RCRA CORRACTS/TSD</td>
<td>Resource Conservation and Recovery Act Corrective Action/Treatment, Storage, and Disposal - no longer regulated RCRA CORRACTS/TSD facilities are also included in this search.</td>
<td>1.0</td>
<td>0</td>
</tr>
<tr>
<td>RCRA Non-CORRACTS/TSD</td>
<td>Resource Conservation and Recovery Act Non-Corrective Action/Treatment, Storage, and Disposal - no longer regulated RCRA Non-CORRACTS/TSD facilities are also included in this search.</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>IC/EC</td>
<td>Engineering and/or institutional controls in place</td>
<td>Site</td>
<td>0</td>
</tr>
<tr>
<td>FRS</td>
<td>Facility Registration System</td>
<td>Site</td>
<td>0</td>
</tr>
<tr>
<td>RCRA Generators</td>
<td>Resource Conservation and Recovery Act Generators - no longer regulated RCRA Generator facilities are also included in this search.</td>
<td>0.1</td>
<td>0</td>
</tr>
<tr>
<td>ERNS</td>
<td>Emergency Response Notification System</td>
<td>Site or Adjacent</td>
<td>0</td>
</tr>
<tr>
<td>BF</td>
<td>Brownfields Management System</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>State/Tribal Databases</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>TXSF</td>
<td>Texas Superfund</td>
<td>1.0</td>
<td>0</td>
</tr>
<tr>
<td>VCP</td>
<td>Voluntary Cleanup Program</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>MSWLIF</td>
<td>Municipal Solid Waste Landfill</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>CALF</td>
<td>Closed &amp; Abandoned Landfills</td>
<td>0.5</td>
<td>0</td>
</tr>
<tr>
<td>LPST</td>
<td>Leaking Petroleum Storage Tank</td>
<td>0.5</td>
<td>2</td>
</tr>
<tr>
<td>PST</td>
<td>Petroleum Storage Tank</td>
<td>0.1</td>
<td>1</td>
</tr>
</tbody>
</table>
In addition to the above ASTM-required listings, Terracon reviewed other federal, state, local, and proprietary databases provided by the database firm. A list of the additional reviewed databases is included in the regulatory database report included in Appendix D.

The following table summarizes the site-specific information provided by the database and/or gathered by this office for identified facilities. Facilities are listed in order of proximity to the site. Additional discussion for selected facilities follows the summary table.

### Listed Facilities

<table>
<thead>
<tr>
<th>Facility Name And Location</th>
<th>Estimated Distance / Direction/Gradient</th>
<th>Database Listings</th>
<th>Is a REC, CREC, or HREC to the Site</th>
</tr>
</thead>
<tbody>
<tr>
<td>Appletree Mart 893 East Princeton Drive</td>
<td>440 feet / north / cross-gradient</td>
<td>PST</td>
<td>No, based on distance and gradient</td>
</tr>
<tr>
<td>Princeton ISD 5th &amp; Dogwood</td>
<td>680 feet / north-northeast / cross-gradient</td>
<td>LPST</td>
<td>No, based on distance and gradient</td>
</tr>
<tr>
<td>Classic Cleaner 501 East Princeton Drive</td>
<td>780 feet / northwest / down-gradient</td>
<td>DCR</td>
<td>No, based on distance and gradient</td>
</tr>
<tr>
<td>Allsups 318 100 East Highway 380</td>
<td>0.5 miles / northwest / down-gradient</td>
<td>LPST</td>
<td>No, based on distance and gradient</td>
</tr>
</tbody>
</table>

Unmapped facilities are those that do not contain sufficient address or location information to evaluate the facility listing locations relative to the site. The report listed two facilities in the unmapped section. Determining the location of unmapped facilities is beyond the scope of this assessment; however, none of these facilities were identified as the site or adjacent properties. These facilities are listed in the database report in Appendix D.
4.2 Local Agency Inquiries

<table>
<thead>
<tr>
<th>Agency Contacted/ Contact Method</th>
<th>Response</th>
</tr>
</thead>
<tbody>
<tr>
<td>City of Princeton / By on-line submission</td>
<td>The City of Princeton City Secretary was contacted by e-mail requesting environmental records or information indicating environmental concerns for the site. Please see below for applicable responses.</td>
</tr>
<tr>
<td>Building Department / by e-mail</td>
<td>According to Mr. Shawn Fort of the Building Department, he was unaware of any environmental concerns associated with the site.</td>
</tr>
</tbody>
</table>

4.3 Local Area Knowledge

The North Central Texas Council of Governments (NCTCOG) maintains and updates an inventory of closed and abandoned landfills (Calf) located within the North Central Texas region. Southwest Texas State University, under a contract with the TCEQ, and in cooperation with the 24 regional Council of Governments in the state, has completed an initial statewide identification of closed and abandoned landfills. A total of 623 sites are located within the North Central Texas region, and of these sites, 136 were permitted by the state and 487 were unauthorized and are now considered abandoned. Based on a review of the available information, no CALF facilities were identified within a half-mile radius of the site.

Based on a review of the Texas Railroad Commission (RRC) website and the Pipeline and Hazardous Materials Safety Administration (PHMSA) National Pipeline Mapping System (NPMS), no oil/gas wells or pipelines were identified on the site or within a tenth of a mile from the site.

5.0 SITE RECONNAISSANCE

5.1 General Site Information

Information contained in this section is based on a visual reconnaissance conducted while walking through the site. The site and adjoining properties are depicted on the Site Diagram, which is included in Exhibit 2 of Appendix A. Photo documentation of the site at the time of the visual reconnaissance is provided in Appendix B. Credentials of the individuals planning and conducting the site visit are included in Appendix E.
General Site Information

<table>
<thead>
<tr>
<th>Field Personnel</th>
<th>Esosa D. Agbonkonkon</th>
</tr>
</thead>
<tbody>
<tr>
<td>Reconnexion Date</td>
<td>January 10, 2018</td>
</tr>
<tr>
<td>Weather Conditions</td>
<td>Clear, 37° F</td>
</tr>
<tr>
<td>Site Contact/Title</td>
<td>N/A</td>
</tr>
</tbody>
</table>

5.2 Overview of Current Site Occupants

The site consists of approximately 21 acres of land located on East Hazelwood Street (County Road 456), west of the intersection with Boorman Lane, Princeton, Collin County, Texas.

5.3 Overview of Current Site Operations

The site is agricultural land with a wooded area containing a creek and a pond on the northwestern portion of the site. East Hazelwood Street cuts across the northeastern corner of the site.

5.4 Site Observations

The following table summarizes site observations and interviews. Affirmative responses (designated by an “X”) are discussed in more detail following the table.

<table>
<thead>
<tr>
<th>Category</th>
<th>Item or Feature</th>
<th>Observed or Identified</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Operations, Processes, and Equipment</td>
<td>Emergency generators</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Elevators</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Air compressors</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Hydraulic lifts</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Dry cleaning</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Photo processing</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Ventilation hoods and/or incinerators</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Waste treatment systems and/or water treatment systems</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Heating and/or cooling systems</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Paint booths</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sub-grade mechanic pits</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Wash-down areas or carwashes</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Pesticide/herbicide production or storage</td>
<td></td>
</tr>
</tbody>
</table>
### Phase I Environmental Site Assessment

Cypress Creek at Hazelwood Street  ■  Princeton, Texas

January 25, 2018  ■  Terracon Project No. 94187021

<table>
<thead>
<tr>
<th>Category</th>
<th>Item or Feature</th>
<th>Observed or Identified</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Site Operations, Processes, and Equipment</strong></td>
<td>Printing operations</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Metal finishing (e.g., electroplating, chrome plating, galvanizing, etc.)</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Salvage operations</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Oil, gas or mineral production</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Other processes or equipment</td>
<td></td>
</tr>
<tr>
<td><strong>Aboveground Chemical or Waste Storage</strong></td>
<td>Aboveground storage tanks</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Drums, barrels and/or containers ≥ 5 gallons</td>
<td></td>
</tr>
<tr>
<td></td>
<td>MSDS or SDS</td>
<td></td>
</tr>
<tr>
<td><strong>Underground Chemical or Waste Storage, Drainage or Collection Systems</strong></td>
<td>Underground storage tanks or ancillary UST equipment</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sumps, cisterns, French drains, catch basins and/or dry wells</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Grease traps</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Septic tanks and/or leach fields</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Oil/water separators, clarifiers, sand traps, triple traps, interceptors</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Pipeline markers</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Interior floor drains</td>
<td></td>
</tr>
<tr>
<td><strong>Electrical Transformers/PCBs</strong></td>
<td>Transformers and/or capacitors</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Other equipment</td>
<td></td>
</tr>
<tr>
<td><strong>Releases or Potential Releases</strong></td>
<td>Stressed vegetation</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Stained soil</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Stained pavement or similar surface</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Leachate and/or waste seeps</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Trash, debris and/or other waste materials</td>
<td>X</td>
</tr>
<tr>
<td></td>
<td>Dumping or disposal areas</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Construction/demolition debris and/or dumped fill dirt</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Surface water discoloration, odor, sheen, and/or free floating product</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Strong, pungent or noxious odors</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Exterior pipe discharges and/or other effluent discharges</td>
<td></td>
</tr>
<tr>
<td><strong>Other Notable Site Features</strong></td>
<td>Surface water bodies</td>
<td>X</td>
</tr>
<tr>
<td></td>
<td>Quarries or pits</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Wastewater lagoons</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Wells</td>
<td></td>
</tr>
</tbody>
</table>
Releases or Potential Releases

Trash, debris and/or other waste materials
During the site reconnaissance, a small amount of windblown municipal trash and debris was observed throughout the site, primarily in the wooded northwestern portion of the site. The debris materials did not appear to be hazardous in nature; however, they should be removed and disposed in accordance with local and state regulations.

Other Notable Site Features

Surface water bodies
A pond and an associated creek were observed on the site. No chemical sheens or noxious odors were observed emanating from within the surface water at the time of the site reconnaissance.

6.0 ADJOINING PROPERTY RECONNAISSANCE

Visual observations of adjoining properties (from site boundaries) are summarized below.

<table>
<thead>
<tr>
<th>Adjoining Properties</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Direction</strong></td>
</tr>
<tr>
<td>North</td>
</tr>
<tr>
<td>East</td>
</tr>
<tr>
<td>South</td>
</tr>
<tr>
<td>West</td>
</tr>
</tbody>
</table>

RECs were not observed with the adjoining properties.

7.0 ADDITIONAL SERVICES

Per the agreed scope of services specified in the proposal, the following additional services were conducted.

7.1 FEMA Flood Insurance Rate Map Review

Terracon obtained a copy of the FEMA Flood Insurance Rate Map (FIRM) from the official FEMA website (see FIRM in Appendix A). The site appears to be located on FEMA FIRM No. 48085C0315J, dated June 2, 2009. The site is located within Zone X (unshaded), which depicts areas outside of the 0.2% annual chance flood zone.
7.2 Visual Observations for Suspect Asbestos

There were no improvements on the site; therefore, no testing for asbestos containing materials is warranted.

7.3 Visual Observations of Suspect Lead-Based Paint

There were no improvements on the site; therefore, no testing for lead-based paint materials is warranted.

7.4 Radon Records Review

Radon is a naturally occurring radioactive gas produced through the natural decay of uranium to stable lead. It is odorless, tasteless, and invisible. Elevated concentrations of radon can be found in soils and rocks containing uranium, granite, shale, phosphate, and pitchblende. Locations of these materials are highly unpredictable. Elevated levels of radon may also be found in soils containing certain types of industrial wastes, such as the by-products from uranium or phosphate mining. Radon can accumulate inside structures at concentrations that may pose risks to human health. Indoor radon levels are influenced by building construction and the concentration of radon in the underlying soil.

Terracon reviewed the Final Report of the Texas Indoor Radon Survey 1994 prepared by the Texas Department of Health to identify the site location in terms of potential for average indoor radon concentrations. The study indicated the site is located in EPA Zone 3, which has a predicted average indoor screening level of less than 2 picoCuries of radon per liter of air (pCi/L). The EPA recommends a guideline action level of 4.0 pCi/L for annual average indoor radon concentrations in residential properties. The action level is based on an exposure of 18 hours per day for 40 years. According to a U.S. Department of Energy Environmental Assessment, radon is much less of a concern in commercial buildings than in residential buildings as these buildings usually have mechanical ventilation and occupants are typically not in the buildings as many hours a week as they are in their homes. No action level has been established for commercial buildings or occupational exposure.

The average residential radon concentration from the study for Collin County is 1.0 pCi/L, and the maximum identified concentration is 5.2 pCi/L. The study included tests in 37 homes in Collin County, 2.7% of which exceeded the EPA action level. Based on this information, the site is considered to have a low potential for elevated indoor concentrations of radon gas. However, testing would be required to evaluate site-specific concentrations of radon gas once developed.

7.5 Lead in Drinking Water Records Review

Lead is a toxic heavy metal that could be present in drinking water. Natural water usually contains very little lead. Contamination generally occurs in the water distribution system or in the supply pipes of the building. Because of this, the EPA has established an action level for
lead concentrations in drinking water of 15 micrograms per liter (µg/L). The action level is defined as the concentration of lead in water, which if exceeded, triggers treatment or other requirements that a water system must follow.

Terracon reviewed the most recent water quality report from the public drinking water supplier to evaluate if water quality meets the applicable lead standard. No water sampling was included in this scope of service. The site, once developed will rely on drinking water provided by North Texas Municipal Water District, the local municipal water supplier. Based on a review of the 2016 Water Quality Report, the City of Princeton’s drinking water comes from surface water from Lake Lavon. In addition, the water quality report indicated that the City of Princeton’s drinking water meets the 90% compliance level for lead in drinking water.

7.6 Noise Survey

The Noise Guidebook, published by the U.S. Department of Housing and Urban Development, considers the following sources of noise: all civilian airports within 5 miles and military airports within 15 miles of the site, all significant roads (above 30 miles per hour) within 1,000 feet and all railroads within 3,000 feet of the site. Terracon did not identify military airports or railroads within the specified search radii. JSI Airport (a small private airport) was identified approximately 500 feet southeast of the site. East Princeton Drive is identified approximately 670 feet north of the site. In accordance with U.S. Department of Housing and Urban Development guidelines, based on the proximity of the significant roads and civilian airport to the site, Terracon recommends that a noise study be conducted.

7.7 Oil, Gas, and Chemicals

Terracon reviewed available on-line aerial photograph coverage, regulatory database information, and conducted observations of the site and line-of-sight observations from the site boundaries to identify and assess the presence of oil, gas, or chemical pipelines, processing facilities, storage facilities or other potentially explosive activities on-site or in the general area of the site that could potentially impact the site development.

Using current and historical aerial photographs along with state regulatory records, Terracon searched for aboveground storage tanks (ASTs) and/or tank batteries on adjoining and nearby properties. No ASTs were identified on adjoining and nearby properties.

A review of the Railroad Commission of Texas public map viewer did not reveal pipelines through or in the vicinity of the site. At this time, there were no identified environmental concerns associated with the review of oil, gas, and chemicals.

7.8 Vapor Encroachment Screening

Terracon conducted a Tier 1 Vapor Encroachment Screening (VES), in general accordance with the procedures included in ASTM E 2600-15, *Standard Guide for Vapor Encroachment*
Screening on Property Involved in Real Estate Transactions. The purpose of the Tier 1 VES is to evaluate whether a vapor encroachment condition (VEC) may be present at the site. A VEC is defined by ASTM as the “presence or likely presence of chemical(s) of concern (COC) vapors in the subsurface of the target property caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by the Tier I procedures in the Guide.”

This purpose was pursued through use of information collected in conjunction with the ESA, including existing/planned use of the site, type of structures located on the site, surrounding property description, user information, historical and physical records review, regulatory database review, manmade or natural conduits, as applicable, and a visual noninvasive reconnaissance of the site and adjoining properties. Limitations, ASTM deviations, and significant gaps (if identified) are evident from reviewing the applicable scope of services and the Phase I report text.

The scope of work for the Tier 1 VES does not include regulatory file reviews (other than those performed as part of the Phase I ESA) or subsurface investigations to evaluate soil, soil gas, or groundwater quality, nor does it evaluate the potential for vapor intrusion into on-site structures or assess indoor air quality.

7.8.1 Existing / Planned Use of the Site/Structures

The site is an approximate 21-acre property that is currently agricultural land with a pond and an associated creek. Future planned use is to construct a multi-family apartment complex.

7.8.2 Surrounding Area Description

Please refer to Section 6.0.

7.8.3 User Specialized Knowledge

Please refer to Section 1.6.

7.8.4 Historical Records

Please refer to Section 3.0.

7.8.5 Regulatory Records

Terracon reviewed the regulatory database (see Section 4.0) for facilities potentially utilizing petroleum hydrocarbons within one-tenth of a mile of the site and facilities potentially using other volatile chemicals of concern within one-third of a mile of the site.
7.8.6 Physical Setting Characteristics

The site is located over the Ozan Formation, characterized by chalky limestone. Shallow soils are identified by the NRCS as clay. The depth to groundwater is estimated to be greater than 25 feet below ground surface (bgs), and the direction of ground water flow is estimated to be northwest, toward the on-site creek, based on the observed topographic gradient.

7.8.7 Natural or Man-made Conduits

The site is located in a partially developed area of the city containing utilities along the adjacent rights of way. Based on the absence of potential identified vapor sources in the site vicinity it is unlikely that man-made conduits, such as utility corridors, provide a potential path for vapor migration. Additionally, natural conduits, such as karst terrain/features, are not known to exist in the site vicinity.

7.8.8 Conclusions

The Tier 1 VES results are summarized herein, and the conclusion from the Tier I screening is presented below.

Based on the physical setting of the site, the current use of the site and the findings from the historical and regulatory records review, VECs were not likely to exist at the site.

8.0 DECLARATION

I, Esosa D. Agbonkonkon, declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in Section 312.10 of 40 CFR 312; and I have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the site. I have developed and performed the All Appropriate Inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

Esosa D. Agbonkonkon
Project Scientist
APPENDIX A
EXHIBIT 1 – TOPOGRAPHIC MAP
EXHIBIT 2 – SITE DIAGRAM
EXHIBIT 3 – FIRM MAP
SURVEY
Phase I Environmental Site Assessment
Cypress Creek at Hazelwood Street ■ Princeton, Texas
Date Photos Taken: January 12, 2018 ■ Terracon Project No. 94187021

Reliable ■ Responsive ■ Resourceful

Photo #1  View of the site from the northwest corner looking southeast.

Photo #2  View of the site from the northeast corner looking southwest.

Photo #3  View of the site from the southeast corner looking northwest.

Photo #4  View of the site from the southwest corner looking northeast.

Photo #5  View of the dense vegetation on the northwestern portion of the site with windblown trash.

Photo #6  View of the on-site pond located on the northwestern portion of the site.
Phase I Environmental Site Assessment
Cypress Creek at Hazelwood Street ■ Princeton, Texas
Date Photos Taken: January 12, 2018 ■ Terracon Project No. 94187021

Photo #7  View of the creek on the western portion of the site, associated with the pond.

Photo #8  View of the north adjacent East Hazelwood Street vacant land.

Photo #9  View of the north adjacent East Hazelwood Street followed by Texas Meter & Sewer Co.

Photo #10 View of the north adjacent East Hazelwood Street followed by David Copeland Sand and Gravel Inc.

Photo #11 View of the north adjacent East Hazelwood Street followed by Fabher Metal Works.

Photo #12 View of the east adjacent East Hazelwood Street followed by agricultural land.
Phase I Environmental Site Assessment
Cypress Creek at Hazelwood Street ■ Princeton, Texas
Date Photos Taken: January 12, 2018 ■ Terracon Project No. 94187021

Photo #13 View of the south adjacent agricultural land.

Photo #14 View of the southwest adjacent single-family residential development.

Photo #15 View of the west adjacent vacant land.
APPENDIX C
HISTORICAL DOCUMENTATION AND USER QUESTIONNAIRE
# Client/User Required Questionnaire

| Person Completing Questionnaire | Name: Casey Bump  
Company: Bonner Carrington  
Phone: 512-505-0603  
Email: casey@bonnercarrington.com |
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| Point of Contact for Access     | Name: None. Open Site.  
Company:  
Phone:  
Email: |
| Access Restrictions or Special Site Requirements? | X No ___ Yes (If yes, please explain) |
| Confidentiality Requirements?   | X No ___ Yes (If yes, please explain) |
| Current Site Owner              | Name: QT Properties, LLC  
Company: Attention: Quang Tran  
Phone: 214-336-6364  
Email: QkkTran@yahoo.com |
| Current Site Operator           | Name:  
Company:  
Phone:  
Email: |
| Reasons for ESA (e.g., financing, acquisition, lease, etc.) | Feasibility |
| Anticipated Future Site Use     | Apartment Homes |
| Relevant Documents?             | Please provide Terracon copies of prior Phase I or II ESAs, Asbestos Surveys, Environmental Permits or Audit documents, Underground Storage Tank documents, Geotechnical Investigations, Site Surveys, Diagrams or Maps, or other relevant reports or documents. |

**ASTM User Questionnaire**

In order to qualify for one of the Landowner Liability Protections (LLPs) offered by the Small Business Relief and Brownfields Revitalization Act of 2001 (the “Brownfields Amendments”), the user must respond to the following questions. Failure to provide this information to the environmental professional may result in significant data gaps, which may limit our ability to identify recognized environmental conditions resulting in a determination that “all appropriate inquiry” is not complete. This form represents a type of interview and as such, the user has an obligation to answer all questions in good faith, to the extent of their actual knowledge.

1) Did a search of recorded land title records (or judicial records where appropriate) identify any environmental liens filed or recorded against the property under federal, tribal, state, or local law (40 CFR 312.25)?  
   X No ___ Yes (If yes, explain below and send Terracon a copy of the title records or judicial records reviewed.)

2) Did a search of recorded land title records (or judicial records where appropriate) identify any activity and use limitations (AULs), such as engineering controls, land use restrictions, or institutional controls that are in place at the property and/or have been filed or recorded against the property under federal, tribal, state, or local law (40 CFR 312.26)?  
   X No ___ Yes (If yes, explain below and send Terracon a copy of the title records or judicial records reviewed.)

3) Do you have any specialized knowledge or experience related to the site or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the site or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business (40 CFR 312-28)?  
   X No ___ Yes (If yes, explain below)

4) Do you have actual knowledge of a lower purchase price because contamination is known or believed to be present at the site (40 CFR 312.29)?  
   X No ___ Yes ___ Not applicable (If yes or Not applicable, explain below)

5) Are you aware of commonly known or reasonably ascertainable information about the site that would help the environmental professional to identify conditions indicative of releases or threatened releases (40 CFR 312.30)?  
   X No ___ Yes (If yes, explain below)

6) Based on your knowledge and experience related to the site, are there any obvious indicators that point to the presence or likely presence of contamination at the site (40 CFR 312.31)?  
   X No ___ Yes (If yes, explain below)

Comments or explanations:

Please return this form with the signed authorization to proceed.

Proposal No. P94177B17

Responsive ■ Resourceful ■ Reliable
APPENDIX D
ENVIRONMENTAL DATABASE INFORMATION
Radius Report

Satellite view

Target Property:
Cypress Creek at Hazelwood Street
East Hazelwood Street
Princeton, Collin County, Texas 75407

Prepared For:
Terracon Consultants-Dallas

Order #: 99139
Job #: 217541
Project #: 94187021
Date: 01/09/2018
# Table of Contents

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- Unlocatable Report ................................................... See Attachment
- Zip Report ............................................................... See Attachment
This report was designed by GeoSearch to meet or exceed the records search requirements of the All Appropriate Inquiries Rule (40 CFR §312.26) and the current version of the ASTM International E1527, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process or, if applicable, the custom requirements requested by the entity that ordered this report. The records and databases of records used to compile this report were collected from various federal, state and local governmental entities. It is the goal of GeoSearch to meet or exceed the 40 CFR §312.26 and E1527 requirements for updating records by using the best available technology. GeoSearch contacts the appropriate governmental entities on a recurring basis. Depending on the frequency with which a record source or database of records is updated by the governmental entity, the data used to prepare this report may be updated monthly, quarterly, semi-annually, or annually.

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**Target Property Information**

*Cypress Creek at Hazelwood Street*

*East Hazelwood Street*

*Princeton, Texas  75407*

**Coordinates**

*Area centroid (-96.489981, 33.1703687)*

*590 feet above sea level*

**USGS Quadrangle**

*Culleoka, TX*

---

**Geographic Coverage Information**

**County/Parish:** Collin (TX)

**ZipCode(s):**

*Princeton TX: 75407*

**Radon**

* Target property is located in Radon Zone 3.*

*Zone 3 areas have a predicted average indoor radon screening level less than 2 pCi/L (picocuries per liter).*
## FEDERAL LISTING

### Standard Environmental Records

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**www.geo-search.com** 888-396-0042
## Database Summary

### TRIBAL LISTING

#### Standard Environmental Records

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| TOTAL                    |             | 7         | 2           |                       |
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**FEDERAL LISTING**

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**SUB-TOTAL**    | 0                   | 1                | 0                  | 0                | 0                | 0              | 0        | 1     |
**Database Radius Summary**

**STATE (TX) LISTING**

Standard environmental records are displayed in **bold**.

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<td>0</td>
</tr>
<tr>
<td>IHWCA</td>
<td>1.0000</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>0</td>
</tr>
<tr>
<td>SF</td>
<td>1.0000</td>
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<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>0</td>
</tr>
</tbody>
</table>

SUB-TOTAL | 0 | 1 | 3 | 2 | 0 | 0 | 6 |
# Database Radius Summary

## TRIBAL LISTING

Standard environmental records are displayed in **bold**.

<table>
<thead>
<tr>
<th>Acronym</th>
<th>Search Radius (miles)</th>
<th>TP/AP (0 - 0.02)</th>
<th>1/8 Mile (&gt; TP/AP)</th>
<th>1/4 Mile (&gt; 1/8)</th>
<th>1/2 Mile (&gt; 1/4)</th>
<th>1 Mile (&gt; 1/2)</th>
<th>&gt; 1 Mile</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>USTR06</td>
<td>0.2500</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>NS</td>
<td>NS</td>
<td>0</td>
</tr>
<tr>
<td>LUSTR06</td>
<td>0.5000</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>NS</td>
<td>0</td>
</tr>
<tr>
<td>ODINDIAN</td>
<td>0.5000</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>NS</td>
<td>0</td>
</tr>
<tr>
<td>INDIANRES</td>
<td>1.0000</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>NS</td>
<td>0</td>
</tr>
</tbody>
</table>

**SUB-TOTAL**

|           | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

**TOTAL**

|           | 0 | 2 | 3 | 2 | 0 | 0 | 7 |

**NOTES:**

- **NS** = NOT SEARCHED
- **TP/AP** = TARGET PROPERTY/ADJACENT PROPERTY
Radius Map 2

Cypress Creek at Hazelwood Street
East Hazelwood Street
Princeton, Texas
75407

Target Property (TP)
PST
PST
LPST
DCR
LPST
TIERII

Click here to access Satellite view
### Located Sites Summary

**NOTE:** Standard environmental records are displayed in **bold**.

<table>
<thead>
<tr>
<th>Map ID#</th>
<th>Database Name</th>
<th>Site ID#</th>
<th>Relative Elevation</th>
<th>Distance From Site</th>
<th>Site Name</th>
<th>Address</th>
<th>PAGE #</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>ALTFUELS</td>
<td>48015</td>
<td>Higher (593 ft.)</td>
<td>0.104 mi. N (549 ft.)</td>
<td>APPLETREE FOOD MART</td>
<td>893 E PRINCETON RD, PRINCETON, TX 75407</td>
<td>17</td>
</tr>
<tr>
<td>1</td>
<td>PST</td>
<td>8169</td>
<td>Higher (593 ft.)</td>
<td>0.104 mi. N (549 ft.)</td>
<td>APPLETREE</td>
<td>893 E PRINCETON DR, PRINCETON, TX 75407</td>
<td>18</td>
</tr>
<tr>
<td>2</td>
<td>LPST</td>
<td>110769</td>
<td>Higher (591 ft.)</td>
<td>0.125 mi. NNE (713 ft.)</td>
<td>PRINCETON ISD</td>
<td>5TH &amp; DOGWOOD, PRINCETON, TX</td>
<td>25</td>
</tr>
<tr>
<td>2</td>
<td>PST</td>
<td>19989</td>
<td>Higher (591 ft.)</td>
<td>0.125 mi. NNE (713 ft.)</td>
<td>PRINCETON ISD</td>
<td>5TH &amp; DOGWOOD, PRINCETON, TX 75407</td>
<td>27</td>
</tr>
<tr>
<td>3</td>
<td>DCR</td>
<td>RN106275050</td>
<td>Lower (582 ft.)</td>
<td>0.167 mi. NW (882 ft.)</td>
<td>CLASSIC CLEANERS</td>
<td>501 E PRINCETON DR STE 103A, PRINCETON, TX 75407</td>
<td>29</td>
</tr>
<tr>
<td>4</td>
<td>LPST</td>
<td>113660</td>
<td>Lower (548 ft.)</td>
<td>0.471 mi. WNW (2487 ft.)</td>
<td>ALLSUPS 318</td>
<td>100 E HIGHWAY 380, PRINCETON, TX</td>
<td>30</td>
</tr>
<tr>
<td>5</td>
<td>TIERII</td>
<td>68PA3Q002946</td>
<td>Lower (571 ft.)</td>
<td>0.491 mi. NW (2592 ft.)</td>
<td>CITY OF PRINCETON, DOGWOOD PUMP STATION</td>
<td>211 DOGWOOD AVE., PRINCETON, TX 75407</td>
<td>34</td>
</tr>
</tbody>
</table>
Elevations are collected from the USGS 3D Elevation Program 1/3 arc-second (approximately 10 meters) layer hosted at the NGTOC.

**Target Property Elevation: 590 ft.**
NOTE: Standard environmental records are displayed in **bold**.

### EQUAL/HIGHER ELEVATION

<table>
<thead>
<tr>
<th>Map ID#</th>
<th>Database Name</th>
<th>Elevation</th>
<th>Site Name</th>
<th>Address</th>
<th>Page #</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>ALTFUELS</td>
<td>593 ft.</td>
<td>APPLETREE FOOD MART</td>
<td>893 E PRINCETON RD, PRINCETON, TX 75407</td>
<td>17</td>
</tr>
<tr>
<td>1</td>
<td>PST</td>
<td>593 ft.</td>
<td>APPLETREE</td>
<td>893 E PRINCETON DR, PRINCETON, TX 75407</td>
<td>18</td>
</tr>
<tr>
<td>2</td>
<td>LPST</td>
<td>591 ft.</td>
<td>PRINCETON ISD</td>
<td>5TH &amp; DOGWOOD, PRINCETON, TX</td>
<td>25</td>
</tr>
<tr>
<td>2</td>
<td>PST</td>
<td>591 ft.</td>
<td>PRINCETON ISD</td>
<td>5TH &amp; DOGWOOD, PRINCETON, TX</td>
<td>27</td>
</tr>
</tbody>
</table>

### LOWER ELEVATION

<table>
<thead>
<tr>
<th>Map ID#</th>
<th>Database Name</th>
<th>Elevation</th>
<th>Site Name</th>
<th>Address</th>
<th>Page #</th>
</tr>
</thead>
<tbody>
<tr>
<td>3</td>
<td>DCR</td>
<td>582 ft.</td>
<td>CLASSIC CLEANERS</td>
<td>501 E PRINCETON DR STE 103A, PRINCETON, TX 75407</td>
<td>29</td>
</tr>
<tr>
<td>4</td>
<td>LPST</td>
<td>548 ft.</td>
<td>ALLSUPS 318</td>
<td>100 E HIGHWAY 380, PRINCETON, TX</td>
<td>30</td>
</tr>
<tr>
<td>5</td>
<td>TIERII</td>
<td>571 ft.</td>
<td>CITY OF PRINCETON, DOGWOOD PUMP STATION</td>
<td>211 DOGWOOD AVE., PRINCETON, TX 75407</td>
<td>34</td>
</tr>
</tbody>
</table>
Distance from Property: 0.104 mi. (549 ft.) N
Elevation: 593 ft. (Higher than TP)

FACILITY INFORMATION
GEOSEARCH ID: 48015
UNIQUE IDENTIFIER FOR THIS SPECIFIC STATION: 48015
STATION NAME: APPLETREE FOOD MART
ADDRESS: 893 E PRINCETON RD
                  PRINCETON, TX 75407
INTERSECTION DIRECTIONS: NOT REPORTED
STATION PHONE: 972-365-5695
STATION CURRENT STATUS: OPEN: THE STATION IS OPEN.
TYPE OF ALTERNATIVE FUEL THE STATION PROVIDES: ETHANOL (E85)
OWNER TYPE: PRIVATELY OWNED
FEDERAL AGENCY ID: NOT REPORTED
FEDERAL AGENCY NAME: NOT REPORTED
DATE THAT THE STATION BEGAN OFFERING THE FUEL: 6/15/2011
DATE THE STATION'S DETAILS WERE LAST CONFIRMED: 8/3/2016
TIME THE STATION'S DETAILS WERE LAST UPDATED (ISO 8601 FORMAT): 2017-01-18 01:37:56 UTC
MAP ID# 1: Distance from Property: 0.104 mi. (549 ft.) N
Elevation: 593 ft. (Higher than TP)

FACILITY INFORMATION

ID#: 8169
NAME: APPLETREE
ADDRESS: 893 E PRINCETON DR
PRINCETON, TX 75407
COUNTY: COLLIN
REGION: 4
TYPE: RETAIL
BEGIN DATE: 07/11/1986
STATUS: ACTIVE
EXEMPT STATUS: NO
RECORDS OFF-SITE: YES
NUMBER OF ACTIVE UNDERGROUND TANKS: 3
NUMBER OF ACTIVE ABOVEGROUND TANKS: NOT REPORTED

APPLICATION INFORMATION:
RECEIVED DATE ON EARLIEST REGISTRATION FORM: 08/25/2017
SIGNATURE DATE ON EARLIEST REGISTRATION FORM: 08/22/2017
SIGNATURE NAME & TITLE: WARREN FERRILL, OP MANAGER
ENFORCEMENT ACTION DATE: NOT REPORTED

OWNER
OWNER NUMBER: CN601097488
NAME: PETRO-STORAGE INC
CONTACT ADDRESS: OWNER ADDRESS NOT REPORTED
CITY NOT REPORTED
TYPE: CORPORATION/COMPANY
CONTACT ROLE: NOT REPORTED
CONTACT NAME: NOT REPORTED
CONTACT TITLE: NOT REPORTED
ORGANIZATION: NOT REPORTED
PHONE: NOT REPORTED
FAX: NOT REPORTED
EMAIL: NOT REPORTED

OPERATOR
OPERATOR NUMBER: CN603566555
NAME: SIWAKOTI
CONTACT ADDRESS: OPERATOR ADDRESS NOT REPORTED
CITY NOT REPORTED
TYPE: INDIVIDUAL
BEGIN DATE: 01/22/2007
CONTACT ROLE: NOT REPORTED
CONTACT NAME: NOT REPORTED
CONTACT TITLE: NOT REPORTED

CONTACT INFORMATION

NAME: CHANDRA SIWAKOTI
TITLE: NOT REPORTED
ORGANIZATION: APPLETREE
MAIL ADDRESS: MAILING ADDRESS NOT REPORTED
CITY NOT REPORTED
PHONE: (972) 7340900 0
ORGANIZATION: NOT REPORTED
PHONE: NOT REPORTED
FAX: NOT REPORTED
EMAIL: NOT REPORTED

SELF-CERTIFICATION

SELF-CERTIFICATION ID: 226345
SIGNATURE DATE: 08/26/2013
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 242238
SIGNATURE DATE: 08/26/2014
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 260860
SIGNATURE DATE: 09/03/2015
SIGNATURE NAME & TITLE: WARREN FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 278140
SIGNATURE DATE: 10/13/2016
SIGNATURE NAME & TITLE: WARREN FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 293562
SIGNATURE DATE: 08/22/2017
SIGNATURE NAME & TITLE: WARREN FERRILL, OP MANAGER
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 32906
SIGNATURE DATE: 11/27/2000
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: INITIAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 32907
SIGNATURE DATE: 09/19/2002
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 32908
SIGNATURE DATE: 08/21/2003
SIGNATURE NAME & TITLE: WARREN A FERRILL, OPS MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

SELF-CERTIFICATION ID: 32909
SIGNATURE DATE: 08/23/2004
Petroleum Storage Tanks (PST)

SIGNATURE NAME & TITLE: WARREN A FERRILL, NOT REPORTED
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32910
SIGNATURE DATE: 08/29/2005
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MANAGER
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32911
SIGNATURE DATE: 08/23/2006
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32912
SIGNATURE DATE: 08/21/2007
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32913
SIGNATURE DATE: 08/21/2008
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32914
SIGNATURE DATE: 09/22/2009
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32915
SIGNATURE DATE: 08/30/2010
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32916
SIGNATURE DATE: 08/23/2011
SIGNATURE NAME & TITLE: KRIS MARTIN, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES
SELF-CERTIFICATION ID: 32917
SIGNATURE DATE: 09/13/2012
SIGNATURE NAME & TITLE: WARREN A FERRILL, OP MGR
FILING STATUS: RENEWAL
REGISTRATION FLAG: YES

CONSTRUCTION NOTIFICATION
NOTIFICATION CONSTRUCTION ID: 30366
APPLICATION RECEIVED DATE: 10/17/2016
SCHEDULE CONSTRUCTION DATE: 11/13/2016
GENERAL DESCRIPTION OF PROPOSED CONSTRUCTION:
INSTALLATION OF NEW E85 FUEL SYSTEM.

UNDERGROUND STORAGE TANK
TANK ID:  1  NUMBER OF COMPARTMENTS:  1
INSTALLATION DATE: 01/01/1976  REGISTRATION DATE:  05/08/1986
TANK CAPACITY (GAL):  10000  EMPTY TANK:  NOT EMPTY
STATUS:  IN USE  STATUS BEGIN DATE:  01/01/1976
INTERNAL PROTECTION DATE:  NOT REPORTED  REGULATORY STATUS:  FULLY REGULATED
TANK DESIGN SINGLE WALL:  YES  TANK DESIGN DOUBLE WALL:  NO
PIPE DESIGN SINGLE WALL:  YES  PIPE DESIGN DOUBLE WALL:  NO

TANK DETAILS
MATERIAL:  STEEL
CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION
EXTERNAL CONTAINMENT:
NOT REPORTED
TANK COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE

COMPARTMENT DETAILS
UST COMPARTMENT ID: 29645
TANK ID:  1
COMPARTMENT LETTER:  A
SUBSTANCES:  GASOLINE
OTHER SUBSTANCES:  NOT REPORTED
CAPACITY (GAL):  10000
COMPARTMENT RELEASE DETECTION:  VAPOR MONITORING
SPILL CONTAINMENT AND OVERFILL PREVENTION:  TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT
SPILL CONTAINER/BUCKET/SUMP, FLOW RESTRICTOR VALUE

PIPING SYSTEMS
MATERIAL:  FRP
CORROSION PROTECTION:  FRP TANK OR PIPING (NONCORRODIBLE)
EXTERNAL CONTAINMENT:  NOT REPORTED,
CONNECTORS & VALVES:
NOT REPORTED
PIPEING RELEASE DETECTION:
VAPOR MONITORING, ANNUAL PIPING TIGHTNESS TEST / ANNUAL ELECTRONIC MONITORING (@ 0.1 GPH), AUTO. LINE LEAK DETECTOR (3.0 GPH FOR PRESSURE PIPING)
PIPE COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE

TANK ID:  2  NUMBER OF COMPARTMENTS:  1
INSTALLATION DATE: 01/01/1976  REGISTRATION DATE:  05/08/1986
TANK CAPACITY (GAL):  8000  EMPTY TANK:  NOT EMPTY
STATUS:  IN USE  STATUS BEGIN DATE:  01/01/1976
INTERNAL PROTECTION DATE: NOT REPORTED  REGULATORY STATUS: FULLY REGULATED  
TANK DESIGN SINGLE WALL: YES  TANK DESIGN DOUBLE WALL: NO  
PIPE DESIGN SINGLE WALL: YES  PIPE DESIGN DOUBLE WALL: NO  

TANK DETAILS  
MATERIAL: STEEL  
CORROSION PROTECTION:  
CATHODIC PROTECTION - FIELD INSTALLATION  
EXTERNAL CONTAINMENT: NOT REPORTED  
TANK COMPLIANCE FLAG  
CORROSION PROTECTION COMPLIANCE FLAG: YES  
CORROSION PROTECTION VARIANCE: NO VARIANCE  

COMPARTMENT DETAILS  
UST COMPARTMENT ID: 29644  
TANK ID: 2  
COMPARTMENT LETTER: A  
SUBSTANCES: GASOLINE  
OTHER SUBSTANCES: NOT REPORTED  
CAPACITY (GAL): 8000  
COMPARTMENT RELEASE DETECTION: VAPOR MONITORING  
SPILL CONTAINMENT AND OVERFILL PREVENTION: TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT  
SPILL CONTAINER/BUCKET/SUMP, FLOW RESTRICTOR VALUE  

PIPING SYSTEMS  
MATERIAL: FRP  
CORROSION PROTECTION: FRP TANK OR PIPING (NONCORRODIBLE)  
EXTERNAL CONTAINMENT: NOT REPORTED,  
CONNECTORS & VALVES: NOT REPORTED  
PIPEING RELEASE DETECTION:  
VAPOR MONITORING, ANNUAL PIPING TIGHTNESS TEST / ANNUAL ELECTRONIC MONITORING (@ 0.1 GPH), AUTO. LINE LEAK DETECTOR (3.0 GPH FOR PRESSURE PIPING)  
PIPE COMPLIANCE FLAG  
CORROSION PROTECTION COMPLIANCE FLAG: YES  
CORROSION PROTECTION VARIANCE: NO VARIANCE  

TANK ID: 3  
INSTALLATION DATE: 01/01/1976  
TANK CAPACITY (GAL): 6000  
STATUS: IN USE  
INTERNAL PROTECTION DATE: NOT REPORTED  
REGULATORY STATUS: FULLY REGULATED  
TANK DESIGN SINGLE WALL: YES  TANK DESIGN DOUBLE WALL: NO  
PIPE DESIGN SINGLE WALL: YES  PIPE DESIGN DOUBLE WALL: NO  

TANK DETAILS  
MATERIAL: STEEL  

CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION
EXTERNAL CONTAINMENT:
NOT REPORTED
TANK COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE

COMPARTMENT DETAILS
UST COMPARTMENT ID: 29643
TANK ID: 3
COMPARTMENT LETTER: A
SUBSTANCES: GASOLINE
OTHER SUBSTANCES: NOT REPORTED
CAPACITY (GAL): 6000
COMPARTMENT RELEASE DETECTION: VAPOR MONITORING
SPILL CONTAINMENT AND OVERFILL PREVENTION: TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT
SPILL CONTAINER/BUCKET/SUMP, FLOW RESTRICTOR VALUE

PIPING SYSTEMS
MATERIAL: FRP
CORROSION PROTECTION: FRP TANK OR PIPING (NONCORRODIBLE)
EXTERNAL CONTAINMENT: NOT REPORTED
CONNECTORS & VALVES: NOT REPORTED
PIPE COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE

TANK ID: 3A
INSTALLATION DATE: 01/01/1976
TANK CAPACITY (GAL): 6000
EMPTY TANK: NOT EMPTY
STATUS: REMOVED FROM GROUND
INTERNAL PROTECTION DATE: NOT REPORTED
REGULATORY STATUS: FULLY REGULATED
TANK DESIGN SINGLE WALL: YES
TANK DESIGN DOUBLE WALL: NO
PIPE DESIGN SINGLE WALL: YES
PIPE DESIGN DOUBLE WALL: NO

TANK DETAILS
MATERIAL: STEEL
CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION
EXTERNAL CONTAINMENT:
NOT REPORTED
TANK COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE
COMPARTMENT DETAILS
UST COMPARTMENT ID: 29646
TANK ID: 3A
COMPARTMENT LETTER: A
SUBSTANCES: GASOLINE
OTHER SUBSTANCES: NOT REPORTED
CAPACITY (GAL): 6000
COMPARTMENT RELEASE DETECTION: VAPOR MONITORING
SPILL CONTAINMENT AND OVERFILL PREVENTION: TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT
SPILL CONTAINER/BUCKET/SUMP, DELIVERY SHUT-OFF VALVE

PIPING SYSTEMS
MATERIAL: FRP
CORROSION PROTECTION: FRP TANK OR PIPING (NONCORRODIBLE)
EXTERNAL CONTAINMENT: NOT REPORTED,
CONNECTORS & VALVES: NOT REPORTED
PIPEING RELEASE DETECTION:
VAPOR MONITORING, AUTO. LINE LEAK DETECTOR (3.0 GPH FOR PRESSURE PIPING)
PIPE COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG: YES
CORROSION PROTECTION VARIANCE: NO VARIANCE

ABOVEGROUND STORAGE TANK INFORMATION
NO ABOVEGROUND STORAGE TANK DATA REPORTED FOR THIS FACILITY
Leaking Petroleum Storage Tanks (LPST)

MAP ID# 2  Distance from Property: 0.135 mi. (713 ft.) NNE  Elevation: 591 ft. (Higher than TP)

FACILITY INFORMATION
GEOSEARCH ID: 110769  LPST ID: 110769  FACILITY ID: 0019989  NAME: PRINCETON ISD  ADDRESS: 5TH & DOGWOOD  PRINCETON, TX

LEAKING TANK DETAILS

PRP INFORMATION
NAME: PRINCETON ISD  ADDRESS: ADDRESS NOT REPORTED  PRINCETON TX 75047  CONTACT: NOT REPORTED  PHONE: NOT REPORTED

UNDERGROUND STORAGE TANK

TANK DETAILS
MATERIAL: STEEL  CORROSION PROTECTION: NOT REPORTED  EXTERNAL CONTAINMENT: NOT REPORTED  TANK COMPLIANCE FLAG  CORROSION PROTECTION COMPLIANCE FLAG: NO  CORROSION PROTECTION VARIANCE: NO VARIANCE
COMPARTMENT DETAILS
UST COMPARTMENT ID: 66079
TANK ID: 1
COMPARTMENT LETTER: A
SUBSTANCES: GASOLINE
OTHER SUBSTANCES: NOT REPORTED
CAPACITY (GAL): 1000
COMPARTMENT RELEASE DETECTION: NOT REPORTED
SPILL CONTAINMENT AND OVERFILL PREVENTION: NOT REPORTED

PIPING SYSTEMS
MATERIAL: STEEL
CORROSION PROTECTION: NOT REPORTED
EXTERNAL CONTAINMENT: NOT REPORTED
CONNECTORS & VALVES: NOT REPORTED
CORROSION PROTECTION: NOT REPORTED
PIPE COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG: NO
CORROSION PROTECTION VARIANCE: NO VARIANCE

ABOVEGROUND STORAGE TANK INFORMATION
NO ABOVEGROUND STORAGE TANK DATA REPORTED FOR THIS FACILITY
**Petroleum Storage Tanks (PST)**

**MAP ID# 2**
- Distance from Property: 0.135 mi. (713 ft.) NNE
- Elevation: 591 ft. (Higher than TP)

**FACILITY INFORMATION**
- **ID#**: 19989
- **NAME**: PRINCETON ISD
- **ADDRESS**: 5TH & DOGWOOD
  - PRINCETON, TX 75407
- **COUNTY**: COLLIN
- **REGION**: 4
- **TYPE**: UNKNOWN
- **BEGIN DATE**: 09/09/1986
- **STATUS**: INACTIVE
- **EXEMPT STATUS**: NO
- **RECORDS OFF-SITE**: NO
- **NUMBER OF ACTIVE UNDERGROUND TANKS**: NOT REPORTED
- **NUMBER OF ACTIVE ABOVEGROUND TANKS**: NOT REPORTED

**APPLICATION INFORMATION**
- **RECEIVED DATE ON EARLIEST REGISTRATION FORM**: 05/08/1986
- **SIGNATURE DATE ON EARLIEST REGISTRATION FORM**: 03/21/1986
- **SIGNATURE NAME & TITLE**: F GARNER, BUSINESS MGR
- **ENFORCEMENT ACTION DATE**: NOT REPORTED

**OWNER**
- **OWNER NUMBER**: CN600829394
- **NAME**: PRINCETON ISD
- **CONTACT ADDRESS**: OWNER ADDRESS NOT REPORTED
  - CITY NOT REPORTED
- **TYPE**: OTHER GOVERNMENT
- **BEGIN DATE**: 09/09/1986
- **CONTACT ROLE**: NOT REPORTED
- **CONTACT NAME**: NOT REPORTED
- **CONTACT TITLE**: NOT REPORTED
- **ORGANIZATION**: NOT REPORTED
- **PHONE**: NOT REPORTED
- **FAX**: NOT REPORTED
- **EMAIL**: NOT REPORTED

**OPERATOR**
- NO OPERATOR INFORMATION REPORTED

**SELF-CERTIFICATION**
- NO SELF-CERTIFICATION INFORMATION REPORTED

**CONSTRUCTION NOTIFICATION**
- NO CONSTRUCTION NOTIFICATION DATA REPORTED FOR THIS FACILITY

**UNDERGROUND STORAGE TANK**
- **TANK ID**: 1
- **NUMBER OF COMPARTMENTS**: 1
- **INSTALLATION DATE**: 01/01/1976
- **REGISTRATION DATE**: 05/08/1986
- **TANK CAPACITY (GAL)**: 1000
- **EMPTY TANK**: NOT EMPTY

---

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STATUS:  **REMOVED FROM GROUND**  
INTERNAL PROTECTION DATE:  **NOT REPORTED**  
TANK DESIGN SINGLE WALL:  **NO**  
PIPE DESIGN SINGLE WALL:  **NO**  

**STATUS BEGIN DATE:**  **12/15/1995**  
REGULATORY STATUS:  **FULLY REGULATED**  
TANK DESIGN DOUBLE WALL:  **NO**  
PIPE DESIGN DOUBLE WALL:  **NO**

**TANK DETAILS**

**MATERIAL:**  
STEEL  
CORROSION PROTECTION:  **NOT REPORTED**  
EXTERNAL CONTAINMENT:  **NOT REPORTED**  
TANK COMPLIANCE FLAG  
CORROSION PROTECTION COMPLIANCE FLAG:  **NO**  
CORROSION PROTECTION VARIANCE:  **NO VARIANCE**

**COMPARTMENT DETAILS**

UST COMPARTMENT ID:  **66079**  
TANK ID:  **1**  
COMPARTMENT LETTER:  **A**  
SUBSTANCES:  GASOLINE  
OTHER SUBSTANCES:  **NOT REPORTED**  
CAPACITY (GAL):  **1000**  
COMPARTMENT RELEASE DETECTION:  **NOT REPORTED**  
SPILL CONTAINMENT AND OVERFILL PREVENTION:  **NOT REPORTED**

**PIPING SYSTEMS**

**MATERIAL:**  STEEL  
CORROSION PROTECTION:  **NOT REPORTED**  
EXTERNAL CONTAINMENT:  **NOT REPORTED**  
CONNECTORS & VALVES:  **NOT REPORTED**  
PIPEING RELEASE DETECTION:  **NOT REPORTED**  
PIPE COMPLIANCE FLAG  
CORROSION PROTECTION COMPLIANCE FLAG:  **NO**  
CORROSION PROTECTION VARIANCE:  **NO VARIANCE**

**ABOVEGROUND STORAGE TANK INFORMATION**

NO ABOVEGROUND STORAGE TANK DATA REPORTED FOR THIS FACILITY

[Back to Report Summary]
MAP ID# 3
Distance from Property: 0.167 mi. (882 ft.) NW
Elevation: 582 ft. (Lower than TP)

FACILITY INFORMATION
REGISTRATION #: RN106275050
CUSTOMER #: NOT REPORTED
NAME: CLASSIC CLEANERS
ADDRESS: 501 E PRINCETON DR STE 103A
                      PRINCETON, TX 75407
ACCOUNT NUMBER: NOT REPORTED
PRINCIPAL NAME: NOT REPORTED
PHONE NUMBER: 972-7361008
SITE TYPE: DROP STATION REGISTRATION
FISCAL YEAR: FY2014
SOLVENT: NOT REPORTED
QUANTITY: NOT REPORTED

FISCAL YEAR: FY2013
SOLVENT: NOT REPORTED
QUANTITY: NOT REPORTED

FISCAL YEAR: FY2012
SOLVENT: NOT REPORTED
QUANTITY: NOT REPORTED

FISCAL YEAR: FY2011
SOLVENT: NOT REPORTED
QUANTITY: NOT REPORTED

FISCAL YEAR: FY2010
SOLVENT: NOT REPORTED
QUANTITY: NOT REPORTED
Leaking Petroleum Storage Tanks (LPST)

MAP ID# 4
Distance from Property: 0.471 mi. (2,487 ft.) WNW
Elevation: 548 ft. (Lower than TP)

FACILITY INFORMATION
GEOSEARCH ID: 113660
LPST ID: 113660
FACILITY ID: 0045873
NAME: ALLSUPS 318
ADDRESS: 100 E HIGHWAY 380
PRINCETON, TX

LEAKING TANK DETAILS
LPST ID: 113660
NAME: ALLSUPS 318
FACILITY LOCATION: NOT REPORTED
PRIORITY CODE: 4.1 - GW IMPACTED NO APPARENT THREATS OR IMPACTS TO RECEPTORS
CORRECTIVE ACTION STATUS CODE: 6A - FINAL CONCURRENCE ISSUED
CORRECTIVE ACTION START DATE: 11/17/1998
REPORTED DATE: 11/12/1998

PRP INFORMATION
NAME: KELSOE TRACTOR COMPANY INC
ADDRESS: ADDRESS NOT REPORTED
DENTON TX 76202
CONTACT: NOT REPORTED
PHONE: NOT REPORTED

UNDERGROUND STORAGE TANK
TANK ID: 1
NUMBER OF COMPARTMENTS: 1
INSTALLATION DATE: 01/01/1988
REGISTRATION DATE: 04/04/1988
TANK CAPACITY (GAL): 10000
EMPTY TANK: NOT EMPTY
STATUS: IN USE
STATUS BEGIN DATE: 01/01/1988
INTERNAL PROTECTION DATE: NOT REPORTED
REGULATORY STATUS: FULLY REGULATED
TANK DESIGN SINGLE WALL: YES
TANK DESIGN DOUBLE WALL: NO
PIPE DESIGN SINGLE WALL: YES
PIPE DESIGN DOUBLE WALL: NO

TANK DETAILS
MATERIAL: COMPOSITE
CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION, COMPOSITE TANK (STEEL W/FRP EXTERNAL LAMINATE)
EXTERNAL CONTAINMENT:
NOT REPORTED
TANK COMPLIANCE FLAG
CORROSION PROTECTION COMPLIANCE FLAG: YES
CORROSION PROTECTION VARIANCE: NO VARIANCE
Leaking Petroleum Storage Tanks (LPST)

COMPARTMENT DETAILS
UST COMPARTMENT ID: 26940
TANK ID: 1
COMPARTMENT LETTER: A
SUBSTANCES: GASOLINE
OTHER SUBSTANCES: NOT REPORTED
CAPACITY (GAL): 10000
COMPARTMENT RELEASE DETECTION: AUTOMATIC TANK GAUGE TEST & INVENTORY CONTROL
SPILL CONTAINMENT AND OVERFILL PREVENTION: TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT

PIPING SYSTEMS
MATERIAL: FRP
CORROSION PROTECTION: FRP TANK OR PIPING (NONCORRODIBLE)
EXTERNAL CONTAINMENT: NOT REPORTED
CONNECTORS & VALVES: NOT REPORTED
CORROSION PROTECTION: FRP TANK OR PIPING (NONCORRODIBLE)
PIPE COMPLIANCE FLAG: YES
CORROSION PROTECTION COMPLIANCE FLAG: YES
CORROSION PROTECTION VARIANCE: NO VARIANCE

TANK DETAILS
MATERIAL: COMPOSITE
CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION, COMPOSITE TANK (STEEL W/FRP EXTERNAL LAMINATE)
EXTERNAL CONTAINMENT:
TANK DESIGN SINGLE WALL: YES
PIPE DESIGN SINGLE WALL: YES

TANK DETAILS
MATERIAL: COMPOSITE
CORROSION PROTECTION:
CATHODIC PROTECTION - FIELD INSTALLATION, COMPOSITE TANK (STEEL W/FRP EXTERNAL LAMINATE)
EXTERNAL CONTAINMENT:
TANK DESIGN SINGLE WALL: YES
PIPE DESIGN SINGLE WALL: YES

COMPARTMENT DETAILS
UST COMPARTMENT ID: 26939
TANK ID: 2
COMPARTMENT LETTER: A
SUBSTANCES: GASOLINE
OTHER SUBSTANCES: NOT REPORTED
CAPACITY (GAL): 10000
COMPARTMENT RELEASE DETECTION: AUTOMATIC TANK GAUGE TEST & INVENTORY CONTROL
SPILL CONTAINMENT AND OVERFILL PREVENTION: TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT
**Leaking Petroleum Storage Tanks (LPST)**

### SPILL CONTAINER/BUCKET/SUMP, DELIVERY SHUT-OFF VALVE

**PIPING SYSTEMS**

- **MATERIAL:** FRP
- **CORROSION PROTECTION:** FRP TANK OR PIPING (NONCORRODIBLE)
- **EXTERNAL CONTAINMENT:** NOT REPORTED
- **CONNECTORS & VALVES:** NOT REPORTED

### CORROSION PROTECTION:

- **FRP TANK OR PIPING (NONCORRODIBLE)**

### EXTERNAL CONTAINMENT:

- **NOT REPORTED**

### CONNECTORS & VALVES:

- **NOT REPORTED**

### CORROSION PROTECTION:

- **FRP TANK OR PIPING (NONCORRODIBLE)**

### PIPE COMPLIANCE FLAG

- **CORROSION PROTECTION COMPLIANCE FLAG:** YES
- **CORROSION PROTECTION VARIANCE:** NO VARIANCE

### TANK ID:

- 3

### INSTALLATION DATE:

- 01/01/1988

### TANK CAPACITY (GAL):

- 10000

### STATUS:

- IN USE

### INTERNAL PROTECTION DATE:

- NOT REPORTED

### TANK DESIGN SINGLE WALL:

- YES

### PIPE DESIGN SINGLE WALL:

- YES

### NUMBER OF COMPARTMENTS:

- 1

### REGISTRATION DATE:

- 04/04/1988

### EMPTY TANK:

- NOT EMPTY

### STATUS BEGIN DATE:

- 01/01/1988

### REGULATORY STATUS:

- FULLY REGULATED

### TANK DETAILS

#### MATERIAL:

- COMPOSITE

#### CORROSION PROTECTION:

- CATHODIC PROTECTION - FIELD INSTALLATION, COMPOSITE TANK (STEEL W/FRP EXTERNAL LAMINATE)

#### EXTERNAL CONTAINMENT:

- NOT REPORTED

### TANK COMPLIANCE FLAG

- **CORROSION PROTECTION COMPLIANCE FLAG:** YES
- **CORROSION PROTECTION VARIANCE:** NO VARIANCE

### COMPARTMENT DETAILS

#### UST COMPARTMENT ID:

- 26941

#### TANK ID:

- 3

#### COMPARTMENT LETTER:

- A

#### SUBSTANCES:

- DIESEL

#### OTHER SUBSTANCES:

- NOT REPORTED

#### CAPACITY (GAL): 10000

#### COMPARTMENT RELEASE DETECTION:

- AUTOMATIC TANK GAUGE TEST & INVENTORY CONTROL

#### SPILL CONTAINMENT AND OVERFILL PREVENTION:

- TIGHT-FILL FITTING CONTAINER/BUCKET/SUMP, FACTORY - BUILT

### TANK DESIGN SINGLE WALL:

- YES

### PIPE DESIGN SINGLE WALL:

- YES

### PIPE DESIGN DOUBLE WALL:

- NO

### PIPE COMPLIANCE FLAG:

- **FRP TANK OR PIPING (NONCORRODIBLE)**

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Order# 99139  Job# 217541  32 of 53
CORROSION PROTECTION COMPLIANCE FLAG:  YES
CORROSION PROTECTION VARIANCE:  NO VARIANCE

ABOVEGROUND STORAGE TANK INFORMATION
NO ABOVEGROUND STORAGE TANK DATA REPORTED FOR THIS FACILITY

Back to Report Summary
Distance from Property: 0.491 mi. (2,592 ft.) NW
Elevation: 571 ft. (Lower than TP)

SITE INFORMATION
UNIQUE ID: 68PA3Q002946
SITE ID: FATR200868PA3Q002946
NAME: CITY OF PRINCETON, DOGWOOD PUMP STATION
ADDRESS: 211 DOGWOOD AVE.
PRINCETON, TX 75407
SIGNED DATE: 1/2/2009
VALIDATION REPORT: THIS FACILITY PASSED ALL VALIDATION CHECKS.
MAILING ADDRESS: 306 MAIN ST.
PRINCETON, TX 75407

SITE DETAILS
SITE TYPE: WATER SUPPLY
SITE TYPE: WATER SUPPLY AND IRRIGATION SYSTEMS
CHEMICAL LOCATION:
CHLORINE ROOM NORTHEAST OF STORAGE TANK
CHEMICAL AMOUNT: 250 POUNDS
CHEMICAL NAME: CHLORINE DIOXIDE
MAXIMUM AMOUNT: 250 POUNDS
FIRE: YES  GAS: YES  LIQUID: NOT REPORTED  SOLID: NOT REPORTED
PURE: YES  MIXTURE: NOT REPORTED

Back to Report Summary
This list contains sites that could not be mapped due to limited or incomplete address information.

<table>
<thead>
<tr>
<th>Database Name</th>
<th>Site ID#</th>
<th>Site Name</th>
<th>Address</th>
<th>City/State/Zip/County</th>
</tr>
</thead>
<tbody>
<tr>
<td>PST</td>
<td>5827</td>
<td>HILL TOP CONOCO</td>
<td>HWY 380</td>
<td>PRINCETON 75407 Collin</td>
</tr>
<tr>
<td>PST</td>
<td>11363</td>
<td>PRINCETON FOOD MART</td>
<td>HWY 380</td>
<td>PRINCETON 75407 Collin</td>
</tr>
</tbody>
</table>
The United States Environmental Protection Agency (EPA) modified the Aerometric Information Retrieval System (AIRS) to a database that exclusively tracks the compliance of stationary sources of air pollution with EPA regulations: the Air Facility Subsystem (AFS). Since this change in 2001, the management of the AIRS/AFS database was assigned to EPA's Office of Enforcement and Compliance Assurance.

The United States Environmental Protection Agency (EPA), in cooperation with the States, biennially collects information regarding the generation, management, and final disposition of hazardous wastes regulated under the Resource Conservation and Recovery Act of 1976 (RCRA), as amended. The Biennial Report captures detailed data on the generation of hazardous waste from large quantity generators and data on waste management practices from treatment, storage and disposal facilities. Currently, the EPA states that data collected between 1991 and 1997 was originally a part of the defunct Biennial Reporting System and is now incorporated into the RCRAInfo data system.

The U.S. Department of Justice ("the Department") provides this information as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments. The Department does not establish, implement, enforce, or certify compliance with clean-up or remediation standards for contaminated sites; the public should contact a state or local health department or environmental protection agency for that information.

The United States Environmental Protection Agency Docket data lists Civil Case Defendants, filing dates as far back as 1971, laws broken including section, violations that occurred, pollutants involved, penalties assessed and superfund awards by facility and location. Please refer to ICIS database as source of current data.

The EPA's Enforcement and Compliance History Online (ECHO) database, provides compliance and
enforcement information for facilities nationwide. This database includes facilities regulated as Clean Air Act stationary sources, Clean Water Act direct dischargers, Resource Conservation and Recovery Act hazardous waste handlers, Safe Drinking Water Act public water systems along with other data, such as Toxics Release Inventory releases.

<table>
<thead>
<tr>
<th>ERNSTX</th>
<th>Emergency Response Notification System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/15/17</td>
<td></td>
</tr>
</tbody>
</table>

This National Response Center database contains data on reported releases of oil, chemical, radiological, biological, and/or etiological discharges into the environment anywhere in the United States and its territories. The data comes from spill reports made to the U.S. Environmental Protection Agency, U.S. Coast Guard, the National Response Center and/or the U.S. Department of Transportation.

<table>
<thead>
<tr>
<th>FRSTX</th>
<th>Facility Registry System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 09/06/17</td>
<td></td>
</tr>
</tbody>
</table>

The United States Environmental Protection Agency’s Office of Environmental Information (OEI) developed the Facility Registry System (FRS) as the centrally managed database that identifies facilities, sites or places subject to environmental regulations or of environmental interest. The Facility Registry System replaced the Facility Index System or FINDS database.

<table>
<thead>
<tr>
<th>HMIRSR06</th>
<th>Hazardous Materials Incident Reporting System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 08/30/17</td>
<td></td>
</tr>
</tbody>
</table>

The HMIRS database contains unintentional hazardous materials release information reported to the U.S. Department of Transportation located in EPA Region 6. This region includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

<table>
<thead>
<tr>
<th>ICIS</th>
<th>Integrated Compliance Information System (formerly DOCKETS)</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 09/23/17</td>
<td></td>
</tr>
</tbody>
</table>

ICIS is a case activity tracking and management system for civil, judicial, and administrative federal Environmental Protection Agency enforcement cases. ICIS contains information on federal administrative and federal judicial cases under the following environmental statutes: the Clean Air Act, the Clean Water Act, the Resource Conservation and Recovery Act, the Emergency Planning and Community Right-to-Know Act - Section 313, the Toxic Substances Control Act, the Federal Insecticide, Fungicide, and Rodenticide Act, the Comprehensive Environmental Response, Compensation, and Liability Act, the Safe Drinking Water Act, and the Marine Protection, Research, and Sanctuaries Act.

<table>
<thead>
<tr>
<th>ICISNPDES</th>
<th>Integrated Compliance Information System National Pollutant Discharge Elimination System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 07/09/17</td>
<td></td>
</tr>
</tbody>
</table>

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**Environmental Records Definitions - FEDERAL**

Authorized by the Clean Water Act, the National Pollutant Discharge Elimination System (NPDES) permit program controls water pollution by regulating point sources that discharge pollutants into waters of the United States.

<table>
<thead>
<tr>
<th>MLTS</th>
<th>Material Licensing Tracking System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 06/29/17</td>
<td></td>
</tr>
</tbody>
</table>

MLTS is a list of approximately 8,100 sites which have or use radioactive materials subject to the United States Nuclear Regulatory Commission (NRC) licensing requirements.

<table>
<thead>
<tr>
<th>NPDES06</th>
<th>National Pollutant Discharge Elimination System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 04/01/07</td>
<td></td>
</tr>
</tbody>
</table>

Authorized by the Clean Water Act, the National Pollutant Discharge Elimination System (NPDES) permit program controls water pollution by regulating point sources that discharge pollutants into waters of the United States. The NPDES database was collected from December 2002 until April 2007. Refer to the PCS and/or ICIS-NPDES database as source of current data. This database includes permitted facilities located in EPA Region 6. This region includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

<table>
<thead>
<tr>
<th>PADS</th>
<th>PCB Activity Database System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 07/18/17</td>
<td></td>
</tr>
</tbody>
</table>

PADS identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

<table>
<thead>
<tr>
<th>PCSR06</th>
<th>Permit Compliance System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 08/01/12</td>
<td></td>
</tr>
</tbody>
</table>

The Permit Compliance System is used in tracking enforcement status and permit compliance of facilities controlled by the National Pollutant Discharge Elimination System (NPDES) under the Clean Water Act and is maintained by the United States Environmental Protection Agency's Office of Compliance. PCS is designed to support the NPDES program at the state, regional, and national levels. This database includes permitted facilities located in EPA Region 6. This region includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas. PCS has been modernized, and no longer exists. National Pollutant Discharge Elimination System (ICIS-NPDES) data can now be found in Integrated Compliance Information System (ICIS).

<table>
<thead>
<tr>
<th>RCRASC</th>
<th>RCRA Sites with Controls</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 11/21/17</td>
<td></td>
</tr>
</tbody>
</table>

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986
amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities with institutional controls in place.

**SEMSLIENS**  
**SEMS Lien on Property**  
**VERSION DATE: 10/10/17**

The U.S. Environmental Protections Agency's (EPA) Office of Solid Waste and Emergency Response, Office of Superfund Remediation and Technology Innovation (OSRTI), has implemented The Superfund Enterprise Management System (SEMS), formerly known as CERCLIS (Comprehensive Environmental Response, Compensation and Liability Information System) to track and report on clean-up and enforcement activities taking place at Superfund sites. SEMS represents a joint development and ongoing collaboration between Superfund's Remedial, Removal, Federal Facilities, Enforcement and Emergency Response programs. This is a listing of SEMS sites with a lien on the property.

**SFLIENS**  
**CERCLIS Liens**  
**VERSION DATE: 06/08/12**

A Federal CERCLA ("Superfund") lien can exist by operation of law at any site or property at which United States Environmental Protection Agency has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties. This database contains those CERCLIS sites where the Lien on Property action is complete.

**SSTS**  
**Section Seven Tracking System**  
**VERSION DATE: 02/01/17**

The United States Environmental Protection Agency tracks information on pesticide establishments through the Section Seven Tracking System (SSTS). SSTS records the registration of new establishments and records pesticide production at each establishment. The Federal Insecticide, Fungicide and Rodenticide Act (FIFRA) requires that production of pesticides or devices be conducted in a registered pesticide-producing or device-producing establishment. ("Production" includes formulation, packaging, repackaging, and relabeling.)

**TSCA**  
**Toxic Substance Control Act Inventory**  
**VERSION DATE: 12/31/12**

The Toxic Substances Control Act (TSCA) was enacted in 1976 to ensure that chemicals manufactured, imported, processed, or distributed in commerce, or used or disposed of in the United States do not pose any unreasonable risks to human health or the environment. TSCA section 8(b) provides the United States Environmental Protection Agency authority to "compile, keep current, and publish a list of each chemical substance that is manufactured or processed in the United States." This TSCA Chemical Substance Inventory contains non-confidential information on the production amount of toxic chemicals from each manufacturer and importer site.
### ALTFUELS
#### Alternative Fueling Stations
**VERSION DATE:** 05/16/17


### FEMAUST
#### FEMA Owned Storage Tanks
**VERSION DATE:** 12/01/16

This is a listing of FEMA owned underground and aboveground storage tank sites. For security reasons, address information is not released to the public according to the U.S. Department of Homeland Security.

### HISTPST
#### Historical Gas Stations
**VERSION DATE:** NR

This historic directory of service stations is provided by the Cities Service Company. The directory includes Cities Service filling stations that were located throughout the United States in 1930.

### ICISCLEANERS
#### Integrated Compliance Information System Drycleaners
**VERSION DATE:** 09/23/17

This is a listing of drycleaner facilities from the Integrated Compliance Information System (ICIS). The Environmental Protection Agency (EPA) tracks facilities that possess NAIC and SIC codes that classify businesses as drycleaner establishments.

### MRDS
#### Mineral Resource Data System
**VERSION DATE:** 03/15/16

MRDS (Mineral Resource Data System) is a collection of reports describing metallic and nonmetallic mineral resources throughout the world. Included are deposit name, location, commodity, deposit description, geologic characteristics, production, reserves, resources, and references. This database contains the records previously provided in the Mineral Resource Data System (MRDS) of USGS and the Mineral Availability System/Mineral Industry Locator System (MAS/MILS) originated in the U.S. Bureau of Mines, which is now part of USGS.

### MSHA
#### Mine Safety and Health Administration Master Index File
**VERSION DATE:** 09/01/17

The Mine dataset lists all Coal and Metal/Non-Metal mines under MSHA’s jurisdiction since 1/1/1970. It includes such information as the current status of each mine (Active, Abandoned, NonProducing, etc.), the current owner.
and operating company, commodity codes and physical attributes of the mine. Mine ID is the unique key for this data. This information is provided by the United States Department of Labor - Mine Safety and Health Administration (MSHA).

RCRAGR06 Resource Conservation & Recovery Act - Generator
VERSION DATE: 10/17/17

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986 amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities currently generating hazardous waste. EPA region 6 includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

RCRANGR06 Resource Conservation & Recovery Act - Non-Generator
VERSION DATE: 10/17/17

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986 amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities classified as non-generators. Non-Generators do not presently generate hazardous waste. EPA Region 6 includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

BF Brownfields Management System
VERSION DATE: 11/21/17

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. The United States Environmental Protection Agency maintains this database to track activities in the various brown field grant programs including grantee assessment, site cleanup and site redevelopment. This database included tribal brownfield sites.

EC Federal Engineering Institutional Control Sites
VERSION DATE: 08/03/15

This database includes site locations where Engineering and/or Institutional Controls have been identified as part of a selected remedy for the site as defined by United States Environmental Protection Agency official remedy decision documents. A site listing does not indicate that the institutional and engineering controls are currently in place nor will be in place once the remedy is complete; it only indicates that the decision to include either of them
in the remedy is documented as of the completed date of the document. Institutional controls are actions, such as legal controls, that help minimize the potential for human exposure to contamination by ensuring appropriate land or resource use. Engineering controls include caps, barriers, or other device engineering to prevent access, exposure, or continued migration of contamination.

<table>
<thead>
<tr>
<th>Database Code</th>
<th>Description</th>
<th>Version Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>LUCIS</td>
<td>Land Use Control Information System</td>
<td>09/01/06</td>
</tr>
<tr>
<td>NLRRCRAT</td>
<td>No Longer Regulated RCRA Non-CORRACTS TSD Facilities</td>
<td>10/17/17</td>
</tr>
<tr>
<td>RCRAT</td>
<td>Resource Conservation &amp; Recovery Act - Non-CORRACTS Treatment, Storage &amp; Disposal Facilities</td>
<td>10/17/17</td>
</tr>
<tr>
<td>SEMS</td>
<td>Superfund Enterprise Management System</td>
<td>10/10/17</td>
</tr>
<tr>
<td>SEMSARCH</td>
<td>Superfund Enterprise Management System Archived Site Inventory</td>
<td>10/10/17</td>
</tr>
</tbody>
</table>

The LUCIS database is maintained by the U.S. Department of the Navy and contains information for former Base Realignment and Closure (BRAC) properties across the United States.

This database includes RCRA Non-Corrective Action TSD facilities that are no longer regulated by the United States Environmental Protection Agency or do not meet other RCRA reporting requirements. This listing includes facilities that formerly treated, stored or disposed of hazardous waste.

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986 amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities recognized as hazardous waste treatment, storage, and disposal sites (TSD).

The U.S. Environmental Protections Agency's (EPA) Office of Solid Waste and Emergency Response, Office of Superfund Remediation and Technology Innovation (OSRTI), has implemented The Superfund Enterprise Management System (SEMS), formerly known as CERCLIS (Comprehensive Environmental Response, Compensation and Liability Information System) to track and report on clean-up and enforcement activities taking place at Superfund sites. SEMS represents a joint development and ongoing collaboration between Superfund's Remedial, Removal, Federal Facilities, Enforcement and Emergency Response programs.

The Superfund Enterprise Management System Archive listing (SEMS-ARCHIVE) has replaced the CERCLIS
NFRAP reporting system in 2015. This listing reflect sites that have been assessed and no further remediation is planned and is of no further interest under the Superfund program.

SMCRA  
Surface Mining Control and Reclamation Act Sites  
VERSION DATE: 08/25/17

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

USUMTRCA  
Uranium Mill Tailings Radiation Control Act Sites  
VERSION DATE: 03/04/17

The Legacy Management Office of the Department of Energy (DOE) manages radioactive and chemical waste, environmental contamination, and hazardous material at over 100 sites across the U.S. The L.M. Office manages this database of sites registered under the Uranium Mill Tailings Control Act (UMTRCA).

ODI  
Open Dump Inventory  
VERSION DATE: 06/01/85

The open dump inventory was published by the United States Environmental Protection Agency. An “open dump” is defined as a facility or site where solid waste is disposed of which is not a sanitary landfill which meets the criteria promulgated under section 4004 of the Solid Waste Disposal Act (42 U.S.C. 6944) and which is not a facility for disposal of hazardous waste. This inventory has not been updated since June 1985.

DNPL  
Delisted National Priorities List  
VERSION DATE: 10/10/17

This database includes sites from the United States Environmental Protection Agency’s Final National Priorities List (NPL) where remedies have proven to be satisfactory or sites where the original analyses were inaccurate, and the site is no longer appropriate for inclusion on the NPL, and final publication in the Federal Register has occurred.

DOD  
Department of Defense Sites  
VERSION DATE: 12/01/14

This information originates from the National Atlas of the United States Federal Lands data, which includes lands owned or administered by the Federal government. Army DOD, Army Corps of Engineers DOD, Air Force DOD, Navy DOD and Marine DOD areas of 640 acres or more are included.
The Formerly Used Defense Sites (FUDS) inventory includes properties previously owned by or leased to the United States and under Secretary of Defense Jurisdiction, as well as Munitions Response Areas (MRAs). The remediation of these properties is the responsibility of the Department of Defense. This data is provided by the U.S. Army Corps of Engineers (USACE), the boundaries/polygon data are based on preliminary findings and not all properties currently have polygon data available. DISCLAIMER: This data represents the results of data collection/processing for a specific USACE activity and is in no way to be considered comprehensive or to be used in any legal or official capacity as presented on this site. While the USACE has made a reasonable effort to insure the accuracy of the maps and associated data, it should be explicitly noted that USACE makes no warranty, representation or guaranty, either expressed or implied, as to the content, sequence, accuracy, timeliness or completeness of any of the data provided herein. For additional information on Formerly Used Defense Sites please contact the USACE Public Affairs Office at (202) 528-4285.

The U.S. DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from the Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations. The DOE Office of Legacy Management (LM) established long-term surveillance and maintenance (LTS&M) requirements for remediated FUSRAP sites. DOE evaluates the final site conditions of a remediated site on the basis of risk for different future uses. DOE then confirms that LTS&M requirements will maintain protectiveness.

This database includes RCRA Corrective Action facilities that are no longer regulated by the United States Environmental Protection Agency or do not meet other RCRA reporting requirements.

This information was taken from report DRXTH-AS-IA-83A016 (Historical Overview of the Nike Missile System, 12/1984) which was performed by Environmental Science and Engineering, Inc. for the U.S. Army Toxic and Hazardous Materials Agency Assessment Division. The Nike system was deployed between 1954 and the mid-1970's. Among the substances used or stored on Nike sites were liquid missile fuel (JP-4); starter fluids (UDKH, aniline, and furfuryl alcohol); oxidizer (IRFNA); hydrocarbons (motor oil, hydraulic fluid, diesel fuel, gasoline, heating oil); solvents (carbon tetrachloride, trichloroethylene, trichloroethane, stoddard solvent); and battery electrolyte. The quantities of material disposed of and procedures for disposal are not documented in published reports. Virtually all information concerning the potential for contamination at Nike sites is confined to...
personnel who were assigned to Nike sites. During deactivation most hardware was shipped to depot-level supply points. There were reportedly instances where excess materials were disposed of on or near the site itself at closure. There was reportedly no routine site decontamination.

<table>
<thead>
<tr>
<th>NPL</th>
<th>National Priorities List</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/10/17</td>
<td></td>
</tr>
</tbody>
</table>

This database includes United States Environmental Protection Agency (EPA) National Priorities List sites that fall under the EPA's Superfund program, established to fund the cleanup of the most serious uncontrolled or abandoned hazardous waste sites identified for possible long-term remedial action.

<table>
<thead>
<tr>
<th>PNPL</th>
<th>Proposed National Priorities List</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/10/17</td>
<td></td>
</tr>
</tbody>
</table>

This database contains sites proposed to be included on the National Priorities List (NPL) in the Federal Register. The United States Environmental Protection Agency investigates these sites to determine if they may present long-term threats to public health or the environment.

<table>
<thead>
<tr>
<th>RCRAC</th>
<th>Resource Conservation &amp; Recovery Act - Corrective Action Facilities</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/17/17</td>
<td></td>
</tr>
</tbody>
</table>

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986 amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities with corrective action activity.

<table>
<thead>
<tr>
<th>RCRASUBC</th>
<th>Resource Conservation &amp; Recovery Act - Subject to Corrective Action Facilities</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/17/17</td>
<td></td>
</tr>
</tbody>
</table>

The Resource Conservation and Recovery Act (RCRA) gives EPA the authority to control hazardous waste from the "cradle-to-grave." This includes the generation, transportation, treatment, storage, and disposal of hazardous waste. RCRA also set forth a framework for the management of non-hazardous solid wastes. The 1986 amendments to RCRA enabled EPA to address environmental problems that could result from underground tanks storing petroleum and other hazardous substances. This listing refers to facilities subject to corrective actions.

<table>
<thead>
<tr>
<th>RODS</th>
<th>Record of Decision System</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/10/17</td>
<td></td>
</tr>
</tbody>
</table>
These decision documents maintained by the United States Environmental Protection Agency describe the chosen remedy for NPL (Superfund) site remediation. They also include site history, site description, site characteristics, community participation, enforcement activities, past and present activities, contaminated media, the contaminants present, and scope and role of response action.

**TRI**
Toxics Release Inventory

**VERSION DATE: 12/31/16**

The Toxics Release Inventory, provided by the United States Environmental Protection Agency, includes data on toxic chemical releases and waste management activities from certain industries as well as federal and tribal facilities. This inventory contains information about the types and amounts of toxic chemicals that are released each year to the air, water, and land as well as information on the quantities of toxic chemicals sent to other facilities for further waste management.
**LIENS**

TCEQ Liens

VERSION DATE: 06/16/17

Liens filed upon State and/or Federal Superfund Sites by the Texas Commission on Environmental Quality.

**NOV**

Notice of Violations

VERSION DATE: 02/24/16

This database containing Notice of Violations (NOV) is maintained by the Texas Commission on Environmental Quality. An NOV is a written notification that documents and communicates violations observed during an inspection to the business or individual inspected.

**SIEC01**

State Institutional/Engineering Control Sites

VERSION DATE: 12/06/17

The Texas Risk Reduction Program (TRRP) requires the placement of institutional controls (e.g., deed notices or restrictive covenants) on affected property in different circumstances as part of completing a response action. In its simplest form, an institutional control (IC) is a legal document that is recorded in the county deed records. In certain circumstances, local zoning or ordinances can serve as an IC. This listing may also include locations where Engineering Controls are in effect, such as a cap, barrier, or other engineering device to prevent access, exposure, or continued migration of contamination. The sites included on this list are regulated by various programs of the Texas Commission on Environmental Quality (TCEQ).

**SPILLS**

Spills Listing

VERSION DATE: 04/13/17

This Texas Commission on Environmental Quality database includes releases of hazardous or potentially hazardous materials into the environment.

**MSD**

Municipal Setting Designations

VERSION DATE: 11/02/17

The Texas Commission on Environmental Quality defines an MSD as an official state designation given to property within a municipality or its extraterritorial jurisdiction that certifies that designated groundwater at the property is not used as potable water, and is prohibited from future use as potable water because that groundwater is contaminated in excess of the applicable potable-water protective concentration level. The prohibition must be in the form of a city ordinance, or a restrictive covenant that is enforceable by the city and filed in the property records. The MSD property can be a single property, multi-property, or a portion of property.

**GWCC**

Groundwater Contamination Cases

VERSION DATE: 08/26/16
This report contains a listing of groundwater contamination cases which were documented for the 2013 calendar year. Texas Water Code, Section 26.406 requires the annual report to describe the current status of groundwater monitoring activities conducted or required by each agency at regulated facilities or associated with regulated activities. The agencies reporting these contamination cases include the Texas Commission on Environmental Quality, Railroad Commission of Texas, Texas Alliance of Groundwater Districts, and Department of State Health Services.

HISTGWCC  Historic Groundwater Contamination Cases
VERSION DATE: 12/31/12

This historic report contains all agency groundwater contamination cases documented from 1994 to 2012. The agencies that reported these contamination cases included the Texas Commission on Environmental Quality, Railroad Commission of Texas, Texas Alliance of Groundwater Districts, and Department of State Health Services.

IHW  Industrial and Hazardous Waste Sites
VERSION DATE: 07/03/17

Owner and facility information is included in this database of permitted and non-permitted industrial and hazardous waste sites. Industrial waste is waste that results from or is incidental to operations of industry, manufacturing, mining, or agriculture. Hazardous waste is defined as any solid waste listed as hazardous or possesses one or more hazardous characteristics as defined in federal waste regulations. The IHW database is maintained by the Texas Commission on Environmental Quality.

PIHW  Permitted Industrial Hazardous Waste Sites
VERSION DATE: 07/03/17

Owner and facility information is included in this database of all permitted industrial and hazardous waste sites. Industrial waste is waste that results from or is incidental to operations of industry, manufacturing, mining, or agriculture. Hazardous waste is defined as any solid waste listed as hazardous or possesses one or more hazardous characteristics as defined in federal waste regulations. Permitted IHW facilities are regulated under 30 Texas Administrative Code Chapter 335 in addition to federal regulations. The IHW database is maintained by the Texas Commission on Environmental Quality.

PST  Petroleum Storage Tanks
VERSION DATE: 10/04/17

The Petroleum Storage Tank database is administered by the Texas Commission on Environmental Quality (TCEQ). Both Underground storage tanks (USTs) and Aboveground storage tanks (ASTs) are included in this report. Petroleum Storage Tank registration has been a requirement with the TCEQ since 1986.
### Environmental Records Definitions - STATE (TX)

<table>
<thead>
<tr>
<th>ACronym</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>APAR</td>
<td>Affected Property Assessment Reports</td>
</tr>
<tr>
<td>BSA</td>
<td>Brownfields Site Assessments</td>
</tr>
<tr>
<td>DCR</td>
<td>Dry Cleaner Registration Database</td>
</tr>
<tr>
<td>DCRPS</td>
<td>Dry Cleaner Remediation Program Sites</td>
</tr>
<tr>
<td>IOP</td>
<td>Innocent Owner / Operator Database</td>
</tr>
</tbody>
</table>

**APAR**

As regulated by the Texas Commission on Environmental Quality, an Affected Property Assessment Report is required when a person is addressing a release of chemical of concern (COC) under 30 TAC Chapter 350, the Texas Risk Reduction Program (TRRP). The purpose of the APAR is to document all relevant affected property information to identify all release sources and COCs, determine the extent of all COCs, identify all transport/exposure pathways, and to determine if any response actions are necessary. The Texas Administrative Code Title 30 §350.4(a)(1) defines affected property as the entire area (i.e. on-site and off-site; including all environmental media) which contains releases of chemicals of concern at concentrations equal to or greater than the assessment level applicable for residential land use and groundwater classification.

**BSA**

The Brownfields Site Assessments database is maintained by the Texas Commission on Environmental Quality (TCEQ). The TCEQ, in close partnership with the U.S. Environmental Protection Agency (EPA) and other federal, state, and local redevelopment agencies, and stakeholders, is facilitating cleanup, transferability, and revitalization of brownfields through the development of regulatory, tax, and technical assistance tools.

**DCR**

The database includes dry cleaning drop stations and facilities registered with the Texas Commission on Environmental Quality.

**DCRPS**

This list of DCRP sites is provided by the Texas Commission on Environmental Quality (TCEQ). According to the TCEQ, the Dry Cleaner Remediation Program (DCRP) establishes a prioritization list of dry cleaner sites and administers the Dry Cleaning Remediation fund to assist with remediation of contamination caused by dry cleaning solvents.

**IOP**

Texas Innocent Owner / Operator (IOP), created by House Bill 2776 of the 75th Legislature, provides a certificate to an innocent owner or operator if their property is contaminated as a result of a release or migration of contaminants from a source or sources not located on the property, and they did not cause or contribute to the source or sources of contamination. The IOP database is maintained by the Texas Commission on Environmental Quality.
<table>
<thead>
<tr>
<th>Code</th>
<th>Description</th>
<th>Version Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>LPST</td>
<td>Leaking Petroleum Storage Tanks</td>
<td>10/09/17</td>
</tr>
<tr>
<td>RRCVCP</td>
<td>Railroad Commission VCP and Brownfield Sites</td>
<td>10/25/17</td>
</tr>
<tr>
<td>RWS</td>
<td>Radioactive Waste Sites</td>
<td>07/11/06</td>
</tr>
<tr>
<td>STCV</td>
<td>Salt Caverns for Petroleum Storage</td>
<td>09/01/06</td>
</tr>
<tr>
<td>TIERII</td>
<td>Tier II Chemical Reporting Program Facilities</td>
<td>12/31/12</td>
</tr>
<tr>
<td>TIERII</td>
<td>Tier II Chemical Reporting Program Facilities</td>
<td>12/31/12</td>
</tr>
<tr>
<td>VCP</td>
<td>Voluntary Cleanup Program Sites</td>
<td>12/06/17</td>
</tr>
</tbody>
</table>

The Leaking Petroleum Storage Tank listing is derived from the Petroleum Storage Tank (PST) database and is maintained by the Texas Commission on Environmental Quality. This listing includes aboveground and underground storage tank facilities with reported leaks.

According to the Railroad Commission of Texas, their Voluntary Cleanup Program (RRC-VCP) provides an incentive to remediate Oil & Gas related pollution by participants as long as they did not cause or contribute to the contamination. Applicants to the program receive a release of liability to the state in exchange for a successful cleanup.

This Texas Commission on Environmental Quality database contains all sites in the State of Texas that have been designated as Radioactive Waste sites.

The salt caverns for petroleum storage database is provided by the Railroad Commission of Texas.

The Texas Tier II Chemical Reporting Program in the Department of State Health Services (DSHS) is the state repository for EPCRA-required Emergency Planning Letters (EPLs), which are one-time notifications to the state from facilities that have certain extremely hazardous chemicals in specified amounts. The Program is also the state repository for EPCRA/state-required hazardous chemical inventory reports called Texas Tier Two Reports. This data contains those facility reports for the 2005 through the 2012 calendar years.

The Texas Voluntary Cleanup Program (VCP) provides administrative, technical, and legal incentives to encourage the cleanup of contaminated sites in Texas. Since all non-responsible parties, including future lenders and landowners, receive protection from liability to the state of Texas for cleanup of sites under the VCP, most of
the constraints for completing real estate transactions at those sites are eliminated. As a result, many unused or underused properties may be restored to economically productive or community beneficial uses. The VCP database is maintained by the Texas Commission on Environmental Quality.

<table>
<thead>
<tr>
<th>WMRF</th>
<th>Recycling Facilities</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 11/01/12</td>
<td></td>
</tr>
</tbody>
</table>

This listing of recycling facilities is provided by the Texas Commission on Environmental Quality's Recycle Texas Online service. The company information provided in this database is self-reported. Since recyclers post their own information, a facility or company appearing on the list does not imply that it is in compliance with TCEQ regulations or other applicable laws. This database is no longer maintained and includes the last compilation of the program participants before the Recycle Texas Online program was closed.

<table>
<thead>
<tr>
<th>CALF</th>
<th>Closed &amp; Abandoned Landfill Inventory</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 11/01/05</td>
<td></td>
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</tbody>
</table>

The Texas Commission on Environmental Quality, under a contract with Texas State University, and in cooperation with the 24 regional Council of Governments (COGs) in the State, has located over 4,000 closed and abandoned municipal solid waste landfills throughout Texas. This listing contains "unauthorized sites". Unauthorized sites have no permit and are considered abandoned. The information available for each site varies in detail and this historical information is not updated. Please refer to the specific regional COG for the most current information.

<table>
<thead>
<tr>
<th>MSWLF</th>
<th>Municipal Solid Waste Landfill Sites</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 12/08/17</td>
<td></td>
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</tbody>
</table>

The municipal solid waste landfill database is provided by the Texas Commission on Environmental Quality. This database includes active landfills and inactive landfills, where solid waste is treated or stored.

<table>
<thead>
<tr>
<th>IHWCA</th>
<th>Industrial and Hazardous Waste Corrective Action Sites</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 10/16/17</td>
<td></td>
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</tbody>
</table>

This database is provided by the Texas Commission on Environmental Quality (TCEQ). According to the TCEQ, the mission of the industrial and hazardous waste corrective action program is to oversee the cleanup of sites contaminated from industrial and municipal hazardous and industrial nonhazardous wastes. The goals of this program are to: Ensure that sites are assessed and remediated to levels that protect human health and the environment; Verify that waste management units or facilities are taken out of service and closed properly; and to Facilitate revitalization of contaminated properties.

<table>
<thead>
<tr>
<th>SF</th>
<th>State Superfund Sites</th>
</tr>
</thead>
<tbody>
<tr>
<td>VERSION DATE: 09/23/16</td>
<td></td>
</tr>
</tbody>
</table>
The state Superfund program mission is to remediate abandoned or inactive sites within the state that pose an unacceptable risk to public health and safety or the environment, but which do not qualify for action under the federal Superfund program (NPL - National Priority Listing). As required by the Texas Solid Waste Disposal Act, Texas Health and Safety Code, Chapter 361, the Texas Commission on Environmental Quality identifies and evaluates these facilities for inclusion on the state Superfund registry. This registry includes any recent developments and the anticipated action for these sites.
This database, provided by the United States Environmental Protection Agency (EPA), contains underground storage tanks on Tribal lands located in EPA Region 6. This region includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

This database, provided by the United States Environmental Protection Agency (EPA), contains leaking underground storage tanks on Tribal lands located in EPA Region 6. This region includes the following states: Arkansas, Louisiana, New Mexico, Oklahoma, and Texas.

This Indian Health Service database contains information about facilities and sites on tribal lands where solid waste is disposed of, which are not sanitary landfills or hazardous waste disposal facilities, and which meet the criteria promulgated under section 4004 of the Solid Waste Disposal Act (42 U.S.C. 6944).

The Department of Interior and Bureau of Indian Affairs maintains this database that includes American Indian Reservations, off-reservation trust lands, public domain allotments, Alaska Native Regional Corporations and Recognized State Reservations.
APPENDIX E
CREDENTIALS
Esosa D. Agbonkonkon
PROJECT SCIENTIST, ENVIRONMENTAL PROFESSIONAL

PROFESSIONAL EXPERIENCE
Mrs. Agbonkonkon has worked in the environmental sector since 2008 and has experience conducting Phase I and II Environmental Site Assessments (ESAs) for a variety of clients involving municipal, commercial/retail and industrial sites. She has experience researching regulatory database reports, city directories, aerial photographs, and historical topographic maps for Phase I ESAs.

She has experience performing field sampling including monitoring well installation, soil borings, low flow groundwater sampling and soil gas sampling. In addition, Mrs. Agbonkonkon has experience providing assistance in resolving issues concerning environmental compliance through research and conferring with appropriate technical services personnel.

She has also conducted indoor air quality testing (radon) in residential facilities and asbestos sampling in commercial facilities.

PROJECT EXPERIENCE
INDUSTRIAL
Concrete Batch Plants – Central Texas
Coordinated and performed Phase I ESAs on multiple concrete batch plants in the Central Texas region as part of a project portfolio. The project was initiated by a private entity as part of a large scale all-or-nothing acquisition. Limited compliance inspection was performed along with the assessment to identify areas of environmental concern.

COMMERCIAL
Commercial Offices, New York and New Jersey
Coordinated, directed, and/or performed Phase I ESAs and NEPA assessment of over 100 commercial office buildings. The project was initiated by a major government contractor. Due diligence indicated no environmental concerns were involved with a majority of the properties. Environmental concerns identified with some of the properties included historic locations, asbestos-containing building materials, lead-based paint, aboveground storage tanks and chemical storage practices.

Hospitality Industry, Texas
Coordinated, directed, and performed Phase I Environmental Site Assessments including field activities for several restaurant properties. The project was initiated by a major banking firm. Environmental concerns included; historic locations, asbestos-containing building materials and lead-based paint.

Banking Industry, Wisconsin
Coordinated and performed Phase I ESAs on a portfolio of multiple banking facilities throughout the state of Wisconsin. The project was initiated by a private banking entity as part of a real estate acquisition. Historical and regulatory data was reviewed and environmental concerns identified resulting in additional radon sampling and subsurface investigation to eliminate concerns.

EDUCATION
Master of Science, Environmental and Earth Science, University of Texas at Arlington, 2015
Bachelor of Science, Geology City University of New York, Brooklyn College, 2008

CERTIFICATIONS
EPA Accredited Asbestos Inspector 2013 to present
TDSHS Licensed Asbestos Inspector (License No. 60-3302)
TDSHS Licensed Mold Assessment Technician (License No. MAT1192)
40-Hour OSHA Hazardous Waste Operations Training

AFFILIATIONS
Geological Society of America
North Texas Association of Environmental Professionals

WORK HISTORY
Terracon Consultants, Inc., Dallas TX
Project Scientist, 2016-Present
Consolidated Consulting Group, Colleyville TX
Project Manager, 2013-2016
Chesapeake Energy, OK
Field Geologist, 2011-2013
EBI Consulting, Dallas TX
Field Geologist, 2010 -2011
G C Environmental Inc., Bay Shore NY
Staff Scientist, 2008 - 2010

ADDITIONAL TRAINING
Survey and Transit Elevation Certification, Geotech Environmental 2015
Theron V. Epp, CESCO
SENIOR ASSOCIATE/ENVIRONMENTAL DEPARTMENT MANAGER

PROFESSIONAL EXPERIENCE
Mr. Epp is a Senior Associate and the Environmental Department Manager of Phase I ESAs, Regulatory Compliance services and Natural Resources in Terracon’s Dallas, Texas office. He has over 15 years of experience in environmental services including asbestos sampling, mold assessments, Phase I Environmental Site Assessments (ESAs), and Phase II Limited Site Investigations (LSIs).

He has conducted over 600 site assessments on vacant tracts, retail centers, multi-family housing, downtown properties, office buildings, industrial properties, and oil and gas field properties. He prepares environmental site assessment and environmental site investigation reports; researches city directories and regulatory agency files; and reviews aerial photographs and topographic maps. Mr. Epp is also proficient in the coordination of site activities with local, state and federal regulatory agencies.

PROJECT EXPERIENCE
MUNICIPAL
Mr. Epp was the Environmental Technical Advisor for the following Phase I Environmental Site Assessment projects for local municipalities in the D/FW Metroplex:

- City of Dallas 74-Acre Tract (Pemberton Hill) – Dallas, Texas
- City of Irving Vacant Land (E. Carpenter Fwy) – Irving, Texas
- City of Irving Two Vacant Tracts (Nursery Street) – Irving, Texas
- City of Irving 3.653-Acre Tract of Land (W. Hunter Ferrell) – Irving, Texas
- City of Irving Residential Tract 1 (North Delaware) – Irving, Texas
- City of Irving Residential Tract 2 (Carroll Ave) – Irving, Texas
- City of Irving Residential Tract 3 (West Grauwyler) – Irving, Texas
- City of Irving 3.5-Acre Tract (CR 373/SH 5) – Irving, Texas

City of Irving Environmental Assessment Services Contract – Irving, Texas
Program Manager and Client Liaison for the City of Irving’s Annual Professional Services Agreement with Terracon for Environmental Assessment Services. Environmental services include Phase I and Phase II environmental investigations, municipal setting designation (MSD) consulting, underground storage tank removal and remediation oversight, regulatory compliance, asbestos and lead-based paint surveys and abatement specifications, indoor and outdoor air quality surveys, noise monitoring, on-site air monitoring, demolition project management, property condition surveys, LEED certification services, energy efficiency evaluations, and facilities systems investigation, design, and construction administration. As part of the Environmental Services Contract, Terracon has also assisted the City of Irving in brownfield grant administration, and brownfield assessments.

OIL & GAS
Oil & Gas Due Diligence – Texas, Louisiana, and New Mexico
Project Manager for Modified Phase I ESA portfolio including 328 oil and gas production locations, central tank batteries, compressor stations, and a gas production facility located in west Texas and southern Louisiana. Duties included field reconnaissance, regulatory records and historical review, client interaction and reporting. Oversaw completion of New Mexico portion of Portfolio.

Oil & Gas Due Diligence – Texas and New Mexico
Project Manager for Modified Phase I ESA portfolio including 805 oil and gas production locations, injection and disposal well locations, central tank batteries, and compressor stations located in west and south Texas and southeast New Mexico. Duties included field reconnaissance, regulatory records and historical review, client interaction and reporting.
INDUSTRIAL

I-20 Distribution Park – Lancaster, Texas
Technical Advisor for the Phase I Environmental Site Assessment of a new Distribution Park located in Lancaster, Texas. The project site was situated on a 190-acre tract of land.

Industrial Complex – Los Angeles, California
Project Manager for Environmental Site Assessment of a 14 building industrial complex located in southern Los Angeles located on the site of a historic military base.

COMMERCIAL

JP Morgan Chase Tower & Parking Garage – Dallas, Texas
Project Manager for Environmental Site Assessment on a 54-story high-rise office building and associated 14-level parking structure.

Ranch and Large-Scale Properties – Texas
Project Manager for Environmental Site Assessments on multiple ranch and large-scale properties ranging in size from 6,000 acres to 20,000 acres.
APPENDIX F
DESCRIPTION OF TERMS AND ACRONYMS
<table>
<thead>
<tr>
<th>Term/Acronym</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>ACM</td>
<td>Asbestos Containing Material. Asbestos is a naturally occurring mineral, three varieties of which (chrysotile, amosite, crocidolite) have been commonly used as fireproofing or binding agents in construction materials. Exposure to asbestos, as well as ACM, has been documented to cause lung diseases including asbestosis (scarring of the lung), lung cancer and mesothelioma (a cancer of the lung lining). Regulatory agencies have generally defined ACM as a material containing greater than one (1) percent asbestos, however some states (e.g. California) define ACM as materials having 0.1% asbestos. In order to define a homogenous material as non-ACM, a minimum number of samples must be collected from the material dependent upon its type and quantity. Homogenous materials defined as non-ACM must either have 1) no asbestos identified in all of its samples or 2) an identified asbestos concentration below the appropriate regulatory threshold. Asbestos concentrations are generally determined using polarized light microscopy or transmission electron microscopy. Point counting is an analytical method to statistically quantify the percentage of asbestos in a sample. The asbestos component of ACM may either be friable or non-friable. Friable materials, when dry, can be crumbled, pulverized, or reduced to powder by hand pressure and have a higher potential for a fiber release than non-friable ACM. Non-friable ACM are materials that are firmly bound in a matrix by plastic, cement, etc. and, if handled carefully, will not become friable. Federal and state regulations require that either all suspect building materials be presumed ACM or that an asbestos survey be performed prior to renovation, dismantling, demolition, or other activities that may disturb potential ACM. Notifications are required prior to demolition and/or renovation activities that may impact the condition of ACM in a building. ACM removal may be required if the ACM is likely to be disturbed or damaged during the demolition or renovation. Abatement of friable or potentially friable ACM must be performed by a licensed abatement contractor in accordance with state rules and NESHAP. Additionally, OSHA regulations for work classification, worker training and worker protection will apply.</td>
</tr>
<tr>
<td>AHERA</td>
<td>Asbestos Hazard Emergency Response Act</td>
</tr>
<tr>
<td>AST</td>
<td>Aboveground Storage Tanks. ASTs are generally described as storage tanks less than 10% of which are below ground (i.e., buried). Tanks located in a basement, but not buried, are also considered ASTs. Whether, and the extent to which, an AST is regulated, is determined on a case-by-case basis and depends upon tank size, its contents and the jurisdiction of its location.</td>
</tr>
<tr>
<td>BGS</td>
<td>Below Ground Surface</td>
</tr>
<tr>
<td>Brownfields</td>
<td>State and/or tribal listing of Brownfield properties addressed by Cooperative Agreement Recipients or Targeted Brownfields Assessments.</td>
</tr>
<tr>
<td>BTEX</td>
<td>Benzene, Toluene, Ethylbenzene, and Xylenes. BTEX are VOC components found in gasoline and commonly used as analytical indicators of a petroleum hydrocarbon release.</td>
</tr>
<tr>
<td>CERCLA</td>
<td>Comprehensive Environmental Response, Compensation and Liability Act (a.k.a. Superfund). CERCLA is the federal act that regulates abandoned or uncontrolled hazardous waste sites. Under this Act, joint and several liability may be imposed on potentially responsible parties for cleanup-related costs.</td>
</tr>
<tr>
<td>CERCLIS</td>
<td>Comprehensive Environmental Response, Compensation and Liability Information System. An EPA compilation of sites having suspected or actual releases of hazardous substances to the environment. CERCLIS also contains information on site inspections, preliminary assessments and remediation of hazardous waste sites. These sites are typically reported to EPA by states and municipalities or by third parties pursuant to CERCLA Section 103.</td>
</tr>
<tr>
<td>CESQG</td>
<td>Conditionally Exempt Small Quantity Generators</td>
</tr>
<tr>
<td>CFR</td>
<td>Code of Federal Regulations</td>
</tr>
</tbody>
</table>
## Description of Selected General Terms and Acronyms

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<tr>
<td><strong>CREC</strong></td>
<td>Controlled Recognized Environmental Condition is defined in ASTM E1527-13 as &quot;a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls). A condition considered by the environmental professional to be a controlled recognized environmental condition shall be listed in the findings section of the Phase I Environmental Site Assessment report, and as a recognized environmental condition in the conclusions section of the Phase I Environmental Site Assessment report.&quot;</td>
</tr>
<tr>
<td><strong>DOT</strong></td>
<td>U.S. Department of Transportation</td>
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<tr>
<td><strong>EPA</strong></td>
<td>U.S. Environmental Protection Agency</td>
</tr>
<tr>
<td><strong>ERNS</strong></td>
<td>Emergency Response Notification System. An EPA-maintained federal database which stores information on notifications of oil discharges and hazardous substance releases in quantities greater than the applicable reportable quantity under CERCLA. ERNS is a cooperative data-sharing effort between EPA, DOT, and the National Response Center.</td>
</tr>
<tr>
<td><strong>ESA</strong></td>
<td>Environmental Site Assessment</td>
</tr>
<tr>
<td><strong>FRP</strong></td>
<td>Fiberglass Reinforced Plastic</td>
</tr>
<tr>
<td><strong>Hazardous Substance</strong></td>
<td>As defined under CERCLA, this is (A) any substance designated pursuant to section 1321(b)(2)(A) of Title 33, (B) any element, compound, mixture, solution, or substance designated pursuant to section 9602 of this title; (C) any hazardous waste having characteristics identified under or listed pursuant to section 3001 of the Solid Waste Disposal Act (with some exclusions); (D) any toxic pollutant listed under section 1317(a) of Title 33; (E) any hazardous air pollutant listed under section 112 of the Clean Air Act; and (F) any imminently hazardous chemical substance or mixture with respect to which the EPA Administrator has taken action under section 2606 of Title 15. This term does not include petroleum, including crude oil or any fraction thereof which is not otherwise listed as a hazardous substance under subparagraphs (A) through (F) above, and the term include natural gas, or synthetic gas usable for fuel (or mixtures of natural gas and such synthetic gas).</td>
</tr>
<tr>
<td><strong>Hazardous Waste</strong></td>
<td>This is defined as having characteristics identified or listed under section 3001 of the Solid Waste Disposal Act (with some exceptions). RCRA, as amended by the Solid Waste Disposal Act of 1980, defines this term as a “solid waste, or combination of solid wastes, which because of its quantity, concentration, or physical, chemical, or infectious characteristics may (A) cause, or significantly contribute to an increase in mortality or an increase in serious irreversible, or incapacitating reversible illness; or (B) pose a substantial present or potential hazard to human health or the environment when improperly treated, stored, transported, or disposed of, or otherwise managed.”</td>
</tr>
<tr>
<td><strong>HREC</strong></td>
<td>Historical Recognized Environmental Condition is defined in ASTM E1527-13 as “a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted residential use criteria established by a regulatory authority, without subjecting the property to any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls). Before calling the past release a historical recognized environmental condition, the environmental professional must determine whether the past release is a recognized environmental condition at the time of the Phase I Environmental Site Assessment is conducted (for example, if there has been a change in the regulatory criteria). If the EP considers the past release to be a recognized environmental condition at the time the Phase I ESA is conducted, the condition shall be included in the conclusions section of the report as a recognized environmental condition.”</td>
</tr>
<tr>
<td><strong>IC/EC</strong></td>
<td>A listing of sites with institutional and/or engineering controls in place. IC include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls. EC include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.</td>
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<tr>
<td><strong>ILP</strong></td>
<td>Innocent Landowner/Operator Program</td>
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<tr>
<td><strong>LQG</strong></td>
<td>Large Quantity Generators</td>
</tr>
<tr>
<td><strong>LUST</strong></td>
<td>Leaking Underground Storage Tank. This is a federal term set forth under RCRA for leaking USTs. Some states also utilize this term.</td>
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<td><strong>MCL</strong></td>
<td>Maximum Contaminant Level. This Safe Drinking Water concept (and also used by many states as a ground water cleanup criteria) refers to the limit on drinking water contamination that determines whether a supplier can deliver water from a specific source without treatment.</td>
</tr>
<tr>
<td><strong>MSDS</strong></td>
<td>Material Safety Data Sheets. Written/printed forms prepared by chemical manufacturers, importers and employers which identify the physical and chemical traits of hazardous chemicals under OSHA’s Hazard Communication Standard.</td>
</tr>
<tr>
<td><strong>NESHAP</strong></td>
<td>National Emissions Standard for Hazardous Air Pollutants (Federal Clean Air Act). This part of the Clean Air Act regulates emissions of hazardous air pollutants.</td>
</tr>
<tr>
<td><strong>NFRAP</strong></td>
<td>Facilities where there is “No Further Remedial Action Planned,” as more particularly described under the Records Review section of this report.</td>
</tr>
<tr>
<td><strong>NOV</strong></td>
<td>Notice of Violation. A notice of violation or similar citation issued to an entity, company or individual by a state or federal regulatory body indicating a violation of applicable rule or regulations has been identified.</td>
</tr>
<tr>
<td><strong>NPDES</strong></td>
<td>National Pollutant Discharge Elimination System (Clean Water Act). The federal permit system for discharges of polluted water.</td>
</tr>
<tr>
<td><strong>NPL</strong></td>
<td>The NPL is the EPA’s database of uncontrolled or abandoned hazardous waste facilities that have been listed for priority remedial actions under the Superfund Program.</td>
</tr>
<tr>
<td><strong>OSHA</strong></td>
<td>Occupational Safety and Health Administration or Occupational Safety and Health Act</td>
</tr>
<tr>
<td><strong>PACM</strong></td>
<td>Presumed Asbestos-Containing Material. A material that is suspected of containing or presumed to contain asbestos but which has not been analyzed to confirm the presence or absence of asbestos.</td>
</tr>
<tr>
<td><strong>PCB</strong></td>
<td>Polychlorinated Biphenyl. A halogenated organic compound commonly in the form of a viscous liquid or resin, a flowing yellow oil, or a waxy solid. This compound was historically used as dielectric fluid in electrical equipment (such as electrical transformers and capacitors, electrical ballasts, hydraulic and heat transfer fluids), and for numerous heat and fire sensitive applications. PCB was preferred due to its durability, stability, and chemical resistance, low volatility, flammability, and conductivity. PCBs, however, do not break down in the environment and are classified by the EPA as a suspected carcinogen. 1978 regulations, under the Toxic Substances Control Act, prohibit manufacturing of PCB-containing equipment; however, some of this equipment may still be in use today.</td>
</tr>
<tr>
<td><strong>pCi/L</strong></td>
<td>picoCuries per Liter of Air. Unit of measurement for Radon and similar radioactive materials.</td>
</tr>
<tr>
<td><strong>PLM</strong></td>
<td>Polarized Light Microscopy (see ACM section of the report, if included in the scope of services)</td>
</tr>
<tr>
<td><strong>PST</strong></td>
<td>Petroleum Storage Tank. An AST or UST that contains a petroleum product.</td>
</tr>
<tr>
<td><strong>Radon</strong></td>
<td>A radioactive gas resulting from radioactive decay of naturally-occurring radioactive materials in rocks and soils containing uranium, granite, shale, phosphate, and pitchblende. Radon concentrations are measured in picoCuries per Liter of Air. Exposure to elevated levels of radon creates a risk of lung cancer; this risk generally increases as the level of radon and the duration of exposure increases. Outdoors, radon is diluted to such low concentrations that it usually does not present a health concern. However, radon can accumulate in building basements or similar enclosed spaces to levels that can pose a risk to human health. Indoor radon concentrations depend primarily upon the building’s construction, design and the concentration of radon in the underlying soil and ground water. The EPA recommended annual average indoor “action level” concentration for residential structures is 4.0 pCi/l.</td>
</tr>
<tr>
<td><strong>RCRA Generators</strong></td>
<td>The RCRA Generators database, maintained by the EPA, lists facilities that generate hazardous waste as part of their normal business practices. Generators are listed as either large (LQG), small (SQG), or conditionally exempt (CESQG). LQG produce at least 1000 kg/month of non-acutely hazardous waste or 1 kg/month of acutely hazardous waste. SQG produce 100-1000 kg/month of non-acutely hazardous waste. CESQG are those that generate less than 100 kg/month of non-acutely hazardous waste.</td>
</tr>
<tr>
<td><strong>RCRA CORRACCTS/TSD Ds</strong></td>
<td>The USEPA maintains a database of RCRA facilities associated with treatment, storage, and disposal (TSD) of hazardous materials which are undergoing “corrective action”. A “corrective action” order is issued when there is a release of hazardous waste or constituents into the environment from a RCRA facility.</td>
</tr>
<tr>
<td><strong>RCRA Non-CORRACCTS/TSD Ds</strong></td>
<td>The RCRA Non-CORRACCTS/TSD Database is a compilation by the USEPA of facilities which report storage, transportation, treatment, or disposal of hazardous waste. Unlike the RCRA CORRACCTS/TSD database, the RCRA Non-CORRACCTS/TSD database does not include RCRA facilities where corrective action is required.</td>
</tr>
<tr>
<td>Term/Acronym</td>
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<tr>
<td>RCRA Violators List</td>
<td>RAATS. RCRA Administrative Actions Taken. RAATS information is now contained in the RCRIS database and includes records of administrative enforcement actions against facilities for noncompliance.</td>
</tr>
<tr>
<td>RCRIS</td>
<td>Resource Conservation and Recovery Information System, as defined in the Records Review section of this report.</td>
</tr>
<tr>
<td>REC</td>
<td>Recognized Environmental Conditions are defined by ASTM E1527-13 as “the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: 1) due to any release to the environment; 2) under conditions indicative of a release to the environment. De minimis conditions are not recognized environmental conditions.”</td>
</tr>
<tr>
<td>SCL</td>
<td>State “CERCLIS” List (see SPL /State Priority List, below).</td>
</tr>
<tr>
<td>SPCC</td>
<td>Spill Prevention, Control and Countermeasures. SPCC plans are required under federal law (Clean Water Act and Oil Pollution Act) for any facility storing petroleum in tanks and/or containers of 55-gallons or more that when taken in aggregate exceed 1,320 gallons. SPCC plans are also required for facilities with underground petroleum storage tanks with capacities of over 42,000 gallons. Many states have similar spill prevention programs, which may have additional requirements.</td>
</tr>
<tr>
<td>SPL</td>
<td>State Priority List. State list of confirmed sites having contamination in which the state is actively involved in clean up activities or is actively pursuing potentially responsible parties for clean up. Sometimes referred to as a State “CERCLIS” List.</td>
</tr>
<tr>
<td>SQG</td>
<td>Small Quantity Generator</td>
</tr>
<tr>
<td>SWF/LF</td>
<td>State and/or Tribal database of Solid Waste/Landfill facilities. The database information may include the facility name, class, operation type, area, estimated operational life, and owner.</td>
</tr>
<tr>
<td>TPH</td>
<td>Total Petroleum Hydrocarbons</td>
</tr>
<tr>
<td>TRI</td>
<td>Toxic Release Inventory. Routine EPA report on releases of toxic chemicals to the environment based upon information submitted by entities subject to reporting under the Emergency Planning and Community Right to Know Act.</td>
</tr>
<tr>
<td>TSCA</td>
<td>Toxic Substances Control Act. A federal law regulating manufacture, import, processing and distribution of chemical substances not specifically regulated by other federal laws (such as asbestos, PCBs, lead-based paint and radon). 15 U.S.C 2601 et seq.</td>
</tr>
<tr>
<td>USACE</td>
<td>United States Army Corps of Engineers</td>
</tr>
<tr>
<td>USC</td>
<td>United States Code</td>
</tr>
<tr>
<td>USGS</td>
<td>United States Geological Survey</td>
</tr>
<tr>
<td>USNRCS</td>
<td>United States Department of Agriculture-Natural Resource Conservation Service</td>
</tr>
<tr>
<td>UST</td>
<td>Underground Storage Tank. Most federal and state regulations, as well as ASTM E1527-13, define this as any tank, incl., underground piping connected to the tank, that is or has been used to contain hazardous substances or petroleum products and the volume of which is 10% or more beneath the surface of the ground (i.e., buried).</td>
</tr>
<tr>
<td>VCP</td>
<td>State and/or Tribal facilities included as Voluntary Cleanup Program sites.</td>
</tr>
<tr>
<td>VOC</td>
<td>Volatile Organic Compound</td>
</tr>
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<td>Wetlands</td>
<td>Areas that are typically saturated with surface or ground water that creates an environment supportive of wetland vegetation (i.e., swamps, marshes, bogs). The <em>Corps of Engineers Wetlands Delineation Manual</em> (Technical Report Y-87-1) defines wetlands as areas inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. For an area to be considered a jurisdictional wetland, it must meet the following criteria: more than 50 percent of the dominant plant species must be categorized as Obligate, Facultative Wetland, or Facultative on lists of plant species that occur in wetlands; the soil must be hydric; and, wetland hydrology must be present. The federal Clean Water Act which regulates “waters of the US,” also regulates wetlands, a program jointly administered by the USACE and the EPA. Waters of the U.S. are defined as: (1) waters used in interstate or foreign commerce, including all waters subject to the ebb and flow of tides; (2) all interstate waters including interstate wetlands; (3) all other waters such as intrastate lakes, rivers, streams (including intermittent streams), mudflats, sandflats, wetlands, sloughs, prairie potholes, wet meadows, playa lakes, or natural ponds, etc., which the use, degradation, or destruction could affect interstate/foreign commerce; (4) all impoundments of waters otherwise defined as waters of the U.S.; (5) tributaries of waters identified in 1 through 4 above; (6) the territorial seas; and (7) wetlands adjacent to waters identified in 1 through 6 above. Only the USACE has the authority to make a final wetlands jurisdictional determination.</td>
</tr>
</tbody>
</table>