

All Phase Environmental, Inc.



June 6, 2005

Mr. Sean Hamill
UNITED ENGINEERING GROUP
4505 East Chandler Boulevard, Suite 170
Phoenix, AZ 85048

RE: Phase I Environmental Site Assessment, Undeveloped Property
Southwest corner of Canyon View Road and Desert View Avenue,
Unincorporated San Bernardino County near Apple Valley, CA 92308
APEI Project Number 12696.00

Dear Mr. Hamill:

You have requested our professional opinion regarding the existence of recognized environmental conditions on the above referenced real property, hereinafter referred to as the Property. In response to your request, All Phase Environmental, Inc. (APEI) has conducted a Phase I Environmental Site Assessment (ESA) in conformance with ASTM Standard E-1527-00 and prepared the enclosed report. There are some gaps in the reasonably obtainable historical documentation. However, we feel the data acquired and presented in this report provides an accurate history of the Property. The enclosed report and opinion are based on the intent to sell, purchase or lease the Property. We understand that you will rely on this opinion in connection with such purposes.

After a review of the Property, adjacent properties and available records and documents regarding the same, our assessment has revealed no evidence of recognized environmental conditions in connection with the Property, except for the following:

1. *Natural Gas Pipeline on Property*

A high-pressure natural gas pipeline operated by Southern California Gas Company exists on the Property. This pipeline runs northeast and southwest across the northwest corner of the Property. Natural gas is a vapor at Standard Temperature and Pressure (STP) and is not known to contaminate soils or groundwater and is therefore not a recognized environmental condition for the Property. No further investigation in regards to this condition is deemed necessary at this time.

All Phase Environmental, Inc.

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Based upon our limited assessment, it is our professional opinion that the likelihood of recognized environmental conditions associated with the Property is limited to the aforementioned items. It is recommended that the Client review the entire report prior to making any decisions in regards to the Property.

If questions concerning this report arise or we may be of further service, please feel free to contact me anytime on my cell phone at (714) 719-0714.

Sincerely,

ALL PHASE ENVIRONMENTAL, INC.



Douglas B. Kochanowski; REA, CAC, CHMM
Project Manager

enc.

**PHASE I ENVIRONMENTAL
SITE ASSESSMENT**

OF:

**UNDEVELOPED PROPERTY, SOUTHWEST CORNER OF CANYON
VIEW ROAD AND DESERT VIEW AVENUE
UNINCORPORATED SAN BERNARDINO COUNTY NEAR APPLE
VALLEY, CALIFORNIA, 92308**



JUNE 6, 2005

PREPARED FOR:

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PREPARED BY:

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APEI PROJECT NO. 12696.00

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LIST OF APPENDIX SECTIONS

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1.0 SUMMARY

All Phase Environmental, Inc. (APEI) has performed a Phase I Environmental Site Assessment (ESA) in conformance with the scope and limitations of ASTM Practice E 1527-00 of the approximately 318.30-acre site (13,865,138-square feet) located at the southwest corner of Canyon View Road and Desert View Avenue intersection, in an unincorporated area of San Bernardino, near the city of Apple Valley, in the state of California, 92308. This site will be referred to throughout this report as the "Property."

This ESA is in conformance with ASTM Standard E 1527-00, including a review of historical documents and records, interviews with key site personnel and regulatory officials, review of environmental setting sources and a visual inspection of the Property and its surroundings. A review of Federal, State and Local environmental records of regulated sites within one (1) mile of the Property was also completed. There are gaps in the reasonably obtainable historical documentation. However, we feel the data acquired and presented in this report provides an accurate history of the Property.

After a review of the Property, adjacent properties and available records and documents regarding the same, our assessment has revealed no evidence of recognized environmental conditions in connection with the Property, except for the following:

1. *Natural Gas Pipeline on Property*

A high-pressure natural gas pipeline operated by Southern California Gas Company exists on the Property. This pipeline runs northeast and southwest across the northwest corner of the Property. Natural gas is a vapor at Standard Temperature and Pressure (STP) and is not known to contaminate soils or groundwater and is therefore not a recognized environmental condition for the Property. No further investigation in regards to this condition is deemed necessary at this time.

Additional findings of this ESA are summarized in the following Table I; Phase I Environmental Site Assessment Evaluation Summary.

Table I. Phase I Environmental Site Assessment Evaluation Summary
 Southwest corner of Canyon View Road and Desert View Avenue, Unincorporated
 San Bernardino County near Apple Valley, California, 92308

ENVIRONMENTALLY RELATED CONDITION	YES	NO	REC ¹	NA ²	SECTION
Evidence of any prior uses for the Property other than current operations		X			3.5 3.6
Evidence of prior Property uses that may have resulted in the significant manufacture, use, bulk storage, treatment, or disposal of any hazardous substances or petroleum products		X			3.5 3.6 5.1 5.2 5.3 5.5
Current use of the Property involves the significant manufacture, use, bulk storage, treatment, or disposal of any hazardous substance or petroleum product		X			3.4 5.1 5.2 5.3
Evidence of current or prior adjacent property uses that may have resulted in the manufacture, use, bulk storage, treatment, or disposal of any hazardous substances or petroleum products		X			3.8 4.1.1
Activities noted on the Property that require permits under environmental law		X			5.1
Activities noted on the Property requiring permits under environmental law but for which permits have not been obtained		X			5.1
Material Safety Data Sheets (MSDS) required to be maintained on the Property		X			5.1
MSDS maintained at the Property				X	5.1
All utilities present at Property (electricity, gas, sanitary sewers, telephone)		X			3.3
Private utilities at the Property (e.g., sewer system or drinking water)		X			3.3
Potable water source for the Property identified	X				3.3
Water supply wells located on the Property		X			3.2.5
Natural waterways present at the Property	X				3.2.4
Waste water discharges present at the Property		X			3.2.5

¹ Recognized Environmental Condition

² Not Applicable

ENVIRONMENTALLY RELATED CONDITION	YES	NO	REC ¹	NA ²	SECTION
Stressed/dead vegetation (out of season) present at the Property		X			3.3 5.2
Evidence of solid waste dumping or disposal present at the Property		X			5.5
Evidence of hazardous materials discharged into drains, pits, grates, sinks or toilets at the Property		X			5.1 5.2
Stained soils, pavement or floors or floor/pavement corrosion observed at the Property		X			5.1
Evidence of contaminated groundwater present at the Property		X			3.2.3
Discolored flowing or ponded water observed at the Property		X			3.2.1
Pits, cisterns or sumps observed or indicated at the Property		X			3.2.5 5.5
Septic tanks/fields or cesspools present at the Property		X			3.2.5
Abnormal odors present at the Property		X			5.1 5.2 5.5
Fill soil of unknown origin present at the Property		X			5.1 5.5
Any electrical or hydraulic equipment that has potential to contain PCBs	X				5.4
Any heavy machinery or mechanical system that has the potential to contaminate the Property		X			5.1 5.2
Evidence of any aboveground (AST) or underground storage tanks (UST) at the Property		X			5.3
Known UST sites on any adjacent property		X			4.1.15 4.1.17 4.1.19 4.1.20
Known UST sites within 0.25 mile of the Property		X			4.1.15 4.1.17 4.1.19 4.1.20
Known leaking UST (LUST) sites within 0.50 mile of the Property		X			4.1.15
RCRA permitted facilities within 0.125 mile of the Property		X			4.1.4 4.1.6

ENVIRONMENTALLY RELATED CONDITION	YES	NO	REC ¹	NA ²	SECTION
Regulatory review detected enforcement actions or non-compliance issues with respect to the Property		X			4.1.1
Regulatory review detected that the Property may be, is or has been, impacted by contamination or a disposal, release or spill		X			4.1.1
Regulatory review detected enforcement actions or non-compliance issues with respect to an adjacent property		X			4.1.1
Regulatory review detected that an adjacent property may be, is or has been, impacted by contamination or a disposal, release or spill		X			4.1.1
Regulatory review detected that a property within one mile of the Property is, or has been, involved with detected enforcement actions, non-compliance issues or has been impacted by contamination, disposal, release or spill		X			4.1
Past or current oil and/or gas explorations, production or distribution activities on or near the Property	X				5.6
Suspect asbestos-containing materials (ACM) at the Property		X			5.8.1
Bulk sampling of suspect materials confirmed the presence of ACM				X	5.8.1
Suspect lead based paint (LBP) and lead in drinking water at the Property		X			5.8.2 5.8.3
Bulk sampling confirmed the presence of LBP or water sampling confirmed the presence of lead in drinking water at the Property				X	5.8.2 5.8.3
Visual evidence of mold or water intrusion that could lead to the propagation of mold were noted at the Property		X			5.8.5
Sampling for mold or moisture confirmed the presence of mold or water intrusion at the Property				X	5.8.5
Property is in an area where radon is a concern		X			5.7
Property is located in an earthquake Liquefaction Zone or is within one-mile of an earthquake quaternary fault line or earthquake epicenter measuring five (5) or greater on the Richter scale	X				3.2.6
Evidence of potential or known special resources, such as wetlands, surface waters or coastal areas, located on the Property		X			3.2.4

2.0 INTRODUCTION

2.1 Purpose and Scope

A Phase I Environmental Site Assessment (ESA) is intended to provide a brief description of the Property, its location and surroundings and to identify, to the extent feasible, associated *Recognized Environmental Conditions* and to create a list of the potential human and environmental receptors. The protocol followed for this assessment is in conformance with the requirements of the American Society for Testing and Materials Standard Practice for Environmental Site Assessment for Commercial Real Estate Transactions, ASTM Standard E 1527-00 with any exception noted in Section 2.3 – Limiting Conditions and Methodology Used. According to ASTM E1527-00, the term *Recognized Environmental Conditions* means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release or the material threat of a release of hazardous substances or petroleum products into structures on the property or into the ground, groundwater or surface water of the Property. APEI understands that this ESA will be used by United Engineering Group to perform due diligence with respect to environmental conditions at the Property.

2.2 Limitations and Exceptions of Assessment

Due care was taken during the investigation process, but a Phase I ESA cannot completely eliminate uncertainty about the Property's potential for environmental concerns. It should be noted that all surficial environmental assessments are inherently limited in the sense that conclusions are drawn and recommendations developed from information obtained from limited research and site evaluation. APEI accepts no liability for hidden conditions, variations in composition of materials and identification of materials not normally found in construction use. Subsurface conditions were not field investigated as part of this study and may differ from the conditions implied by the surficial observations. APEI has relied on one or more documents developed by other parties and is not liable for any conclusions drawn using these sources if their findings or procedures were erroneous. Additionally, the passage of time may result in a change in the environmental characteristics at this Property and surrounding sites.

The scope of work for this ESA did not include testing of electrical equipment for the potential presence of polychlorinated biphenyls or collection of other environmental samples. The scope of work did not include a detailed assessment of natural hazards, such as naturally occurring asbestos, radon



gas or methane gas, an assessment of the potential presence of radionuclides, an assessment of nonchemical hazards such as the potential for damage from earthquakes or floods, or the presence of endangered species or wildlife habitats. This ESA also did not include an extensive assessment of the environmental compliance status of the Property, the businesses operating at the Property, or a health-based risk assessment.

Our professional services have been performed, our findings obtained and our recommendations prepared in accordance with customary principles and practices in the field of environmental science and engineering.

2.3 Limiting Conditions and Methodology Used

The entire Property was visually inspected as part of this ESA. Aerial photographs, topographic maps, Sanborn Fire Insurance Maps, building department records and city directories were researched and reviewed if they could provide pertinent information and were reasonably available. Data from these sources provided detailed information dating back to 1953 when the Property was undeveloped.

An attempt to confirm the history and use of the Property was performed every five (5) years since 1940 in accordance with the ASTM standard. Reasonably available information prior to 1953 and in some subsequent years was not available. However, we feel the data acquired and presented in this report provides an accurate history of the Property.

Aerial photographs with coverage of the Property were found and reviewed from the years 1953, 1968, 1989, 1994 and 2002. A USGS topographic map of the Property from 1978, photorevised in 1991 was reviewed. All of the Property was accessible for inspection at the time of the Property reconnaissance.

Sanborn Fire Insurance Maps with coverage of the Property area were searched but no maps were made for this area. Due to the undeveloped nature of the Property, city directories, building department records and fire department records would not provide useful data and were therefore not researched. National Wetland Inventory electronic data with wetlands designations was not available for the Fifteen Mile Valley quadrangle map. Property owner representative contact information was not provided and no Property owner representative was available on the Property at the time of the site reconnaissance. No other general limitations or limiting conditions were noted during the assessment.



2.4 Reliance

This report was prepared for the sole use and benefit of United Engineering Group. The information and opinions rendered in this report are exclusively for the use and reliance by United Engineering Group. APEI will not distribute or publish this report without the consent of United Engineering Group except as required by law and court order. The information and opinions expressed in this report are given in response to a limited assignment by United Engineering Group and should be considered and implemented only in light of that assignment. The services provided by APEI in completing this project have been provided in a manner consistent with normal standards of the profession. This report is not a legal opinion and does not offer warranties or guarantees expressed or implied.

3.0 SITE DESCRIPTION

3.1 Location and Legal Description

The Property is approximately 318.30-acres and is located west of Canyon View Road/Candida Road, south of Desert View Avenue, east of Pioneer Road and north of the extension of Ocotillo Way in an unincorporated area of San Bernardino County near Apple Valley, California, 92308. The Property is rectangular in shape with the dimensions of approximately 2,640-feet along the north and south borders and 5,280-feet along the east and west borders.

The Property is undeveloped and appears to have never been developed. The APN number for the Property is 0435-132-01. An abbreviated legal description of the Property as provided by a FastWeb Property Profile Report is as follows:

“EAST ½ SEC 15 TP 4N R 2W EX RR R/W 318.30 ACRES
M/L.”

The approximate latitude and longitude at the Property are 34°26'4.9" (34.434700) north and 117°4'23.9" (117.073300) west, respectively. Universal Transverse Mercator Zone 11, UTM X 493265.4 meters and UTM Y 3810163.0 meters also define the Property location. A topographic map and site plan can be found in Appendix A of this report.



3.2 Site and Vicinity Characteristics

3.2.1 Surficial Characteristics

The general topography of the Property slopes down to the north, northeast at a rate of approximately 245-feet per mile. There are no storm water drains or clarifiers located on the Property. According to the U.S. Geological Survey (USGS) topographic map, Fifteen Mile Valley, Quadrangle, the finished elevation at the approximate center of the Property is 3,161-feet above mean sea level. Surface drainage follows the surface contours that drain via sheet flow to the north, draining onto the north adjacent site and into the arroyo on the Property, which drains to the east.

3.2.2 Geology

Soil types may vary in the area of the Property. According to *"Geology of the Conterminous U.S. at 1:2,500,000 Scale,"* a digital representation of the 1974 P.B. King and H.M. Beikman Map, the rock stratigraphic unit Geologic Code is Q, Era is Cenozoic, the System and Series are Quaternary.

The Soil Survey map of San Bernardino produced by the U.S. Department of Agriculture (USDA), Soil Conservation Service (SCS) was reviewed for soil information at the Property. The soil component name at the Property is Cajon. The soil surface texture is a loamy sand. The hydrologic group is class A and has a very high infiltration rate. This soil is deep and well to excessively well drained and has a low water holding capacity. Depth to groundwater is typically more than six-feet. The corrosion potential of this soil on uncoated steel is moderate.

The soil texture class of the first and third soil layers is defined as loamy sand. The AASHTO Group classification is granular material (35% or less passing through a number 200 sieve), silty or clayey gravel and sand. The Unified Soil classification is coarse-grained soils, sands, sands with fines and silty sand. This layer reaches to a depth of approximately zero to seven-inches and from 13-inches to 25-inches in depth. This soil has a maximum permeability rate of 20.00-inches per hour and a minimum permeability rate of 6.00-inches per hour. The soil pH of this layer is 7.40 to 8.40.

The soil texture class of the second soil layer is defined as sand. The AASHTO Group classification is granular material (35% or less passing through a number 200 sieve), stone fragments, gravel and sand. The Unified Soil classification is coarse-grained soils, sands, sands with fines and silty sand. This layer reaches from a depth of approximately seven-inches to 13-



inches and has a maximum permeability rate of 20.00-inches per hour and a minimum permeability rate of 6.00-inches per hour. The soil pH of this layer is 7.40 to 8.40.

The soil texture class of the fourth soil layer is defined as gravelly sand. The AASHTO Group classification is granular material (35% or less passing through a number 200 sieve) stone fragments, gravel and sand. The Unified Soil classification is course-grained soils, sands, sands with fines and silty sand. This layer reaches from a depth of approximately 25-inches to 45-inches and has a maximum permeability rate of 20.00-inches per hour and a minimum permeability rate of 6.00-inches per hour. The soil pH of this layer is 8.40 to 7.40.

The soil texture class of the fifth soil layer is defined as stratified. The AASHTO Group classification is granular material (35% or less passing through a number 200 sieve), stone fragments, gravel and sand. The Unified Soil classification is course-grained soils, sands, sands with fines and silty sand. This layer reaches from a depth of approximately 45-inches to 60-inches and has a maximum permeability rate of 20.00-inches per hour and a minimum permeability rate of 6.00-inches per hour. The soil pH of this layer is 7.40 to 8.40. Unweathered bedrock is reported at a depth of greater than 60-inches.

3.2.3 Hydrogeology

The Property is located over the Basin and Range aquifers that extend through parts of seven states. Regionally, they underlie most of Nevada and a large part of southeastern California. These areas are characterized by internally drained basins, except for small parts that drain to the Colorado River and Columbia Rivers. These aquifers are formed of volcanic and carbonate rocks and unconsolidated to consolidated basin-fill deposits. The basin-fill deposits form the most productive aquifers and are generally in individual alluvial basins that are drained internally and are separated by low mountains. Except for small areas that drain to the Colorado River, no streams that rise within the Basin and Range aquifers carry water to the oceans. Practically all the precipitation that falls in the area is returned to the atmosphere by evapotranspiration, either directly from the soil or from the lakes and playas that occupy the lowest points within the basins and that are discharge areas for the alluvial aquifers.



Within the Basin and Range Province, aquifers are not continuous, or regional, because of the complex faulting in the region. Three principal aquifer types collectively called the Basin and Range aquifers in this report are volcanic-rock aquifers, which are primarily tuff, rhyolite, or basalt of Tertiary age; carbonate-rock aquifers, which are primarily limestones and dolomites of Mesozoic and Paleozoic age. The third type is that found at the Property and is a basin-fill aquifer, which is primarily unconsolidated sand and gravel of Quaternary and Tertiary age. The most important hydrologic feature of the basin at the Property is the alluvial fans. The basin fill receives most of its recharge through the coarse sediments deposited in the fans. These highly permeable deposits allow rapid infiltration of water as streams exit the valleys that are cut into the almost impermeable rock of the surrounding mountains and flow out onto the surface of the fans. The coarse and fine sediments within the alluvial fans are complexly interbedded and interfingering because the position of the distributary streams that transported the sediments continually shifted across the top of the fan.

The Property is located in the Southern Mojave Hydrologic Region and is located above aquifers that are or may be used as drinking water resources. The soil found at the Property does not meet the requirements for a hydric soil.

The California Department of Water Resources publishes data from groundwater measurements taken in the area of the Property. This data is summarized below in Table II; DWR Groundwater Information, Five-Mile Radius From The Property.

**Table II. DWR Groundwater Information
Five-Mile Radius From The Property**

Latitude	Longitude	Most Recent Report Date	Water Depth, ft. bgs
34.4411	117.0961	1967	306.3
34.4433	117.095	1994	315.0
34.4594	117.1347	1917	200.0

Specific information about the groundwater depth on the Property was not reasonably available. Based upon the information presented above, the depth to groundwater would be estimated at approximately 200 to 315-feet bgs. This number is an approximation and physical testing must be performed to accurately state the true depth to groundwater due to the possibility of varying levels of perched groundwater in the area of the Property.

The nearest surface water are two seasonal creeks, or arroyos, located on the Property. The next nearest significant surface water is a dry lakebed called Rabbit Lake located approximately 2.2-miles northeast of the Property. Based solely on the surface topography at the Property, the information on well data described above and the proximity of Rabbit Lake to the Property, the presumed groundwater flow direction at the Property is northeast. This is consistent with the surface topography that drops towards the northeast. Northeast is only the presumed groundwater flow direction and only physical testing can accurately state the true groundwater flow direction.

3.2.4 Wetlands

The U.S.G.S. 7.5-Minute Quadrangle Fifteen Mile Valley California Map (34117-D1) was reviewed for information concerning wetland resources and can be found in Appendix A. There are no signs of wetlands or surface waters on the Property.

The National Wetland Inventory, Fifteen Mile Valley quadrangle map, is not delineated. It is our professional opinion that the Property is not subject to wetland restrictions based upon the developments surrounding the Property and the lack of wetland indicators (plants, animals and standing water) on the Property. This is only our professional opinion and additional investigations would be required to establish a true wetlands status.

There are two seasonal creeks, also known as arroyos, located on the Property. One runs west to east approximately 1,000-feet south of the north Property border and the other runs south to north through the approximate center of the Property. Although these are not Recognized Environmental Conditions, they are a notable condition and may affect the development of the Property. Planning and building departments regulations should be consulted for limitations, if any.

3.2.5 Drainage Patterns/Basins

Surface drainage follows the surface contours that drain via sheet flow to the north, draining onto the north adjacent site and into the arroyo on the Property, which drains to the east. Per client request, the Property was not evaluated for its location relative to defined flood zones found in FEMA maps.

There is no industrial water or wastewater discharge from the Property into a sanitary sewer system. There were no drinking water wells, groundwater monitoring wells, floor drains, clarifiers, sumps, septic system or French drains noted on the Property.

3.2.6 Earthquake Fault Lines, Epicenters and Liquefaction

A USGS graphic map published in 1998 shows digitized quaternary fault lines in California. This map shows a fault line located on or just south of the Property border.

The Department of Commerce, National Oceanic and Atmospheric Administration (NOAA) publishes the locations of earthquake epicenters measuring five (5) or greater on the Richter scale. This information was researched and there were no such epicenters reported with one-mile of the Property.

State of California Seismic Hazard Zones delimitating Liquefaction or Earthquake Induced Landslide Areas have not been developed for the Fifteen Mile Valley, California Quadrangle.

3.3 Structures, Roads, and Other Improvements on the Site

The Property is not developed and appears to have never been developed. The only exceptions are aboveground high power electric lines, fiber optic telephone cables, a high-pressure natural gas pipeline and a section of the Atchison Topeka and Santa Fe Railroad.

A high-pressure natural gas pipeline operated by Southern California Gas Company exists on the Property. This pipeline runs northeast and southwest across the northwest corner of the Property. Natural gas is a vapor at Standard Temperature and Pressure (STP) and is not known to contaminate soils or groundwater and is therefore not a recognized environmental condition for the Property.

Running along the north Property border is a buried cable of telephone fiber optic cables operated by Contel.

Above ground power lines run along the north Property border and across the southeast and southwest corners of the Property.



A section of the Atchison Topeka and Santa Fe Railroad runs through the southwest corner of the Property. There were no signs of spills or releases noted along this line during the site reconnaissance.

Electricity serving the Property is from Southern California Edison (SCE), the largest potable water supplier in the area is Apple Valley Ranchos WC and natural gas is supplied by Southern California Gas Company. Apple Valley Ranchos WC meets or exceeds all water quality standards relating to public health and aesthetics set by the California Department of Health Services and the U.S. Environmental Protection Agency. The EPA has no record of any health-based violations, monitoring or other violations reported by the state for this water system.

FastWeb Property Profile Report information does not list the zoning for the Property.

There is no concrete or asphalt paving on the Property. A dirt road, Desert View Avenue, delimits the Property to the north. A dirt road, Canyon View Road, which turns into Candida Road further south, delimits the Property to the east. Adjacent sites delimit the Property to the south and sections of the dirt road, Pioneer Place, delimit the Property to the west. The Property can be accessed from Desert View Avenue, Canyon View Road or Candida Road.

3.4 Current Uses of the Property

At the time of the Property reconnaissance, the Property was unused except for the railroad and had no apparent current or past uses.

3.5 User Knowledge

A Property owner representative with specific knowledge of the Property was not available for an interview. There were no users or tenants on the Property.

3.6 Past Uses of the Property

Historical information was obtained from aerial photographs (1953, 1968, 1989, 1994 and 2002) presented in Appendix C, USGS Topographic map (1978, photorevised in 1991) presented in Appendix A. The client did not provide a chain of title for review.



The Property was undeveloped in the first reasonably available historical documentation dated 1953 and appears to have never been developed or used for any known purpose since. The following sections contain detailed descriptions of the historical documentation reviewed.

3.6.1 Sanborn Fire Insurance Maps

Sanborn Fire Insurance Maps with coverage of the Property area were searched but no maps were made for this area.

3.6.2 Historical Aerial Photographs

The following are descriptions of the historical aerial photographs taken at the Property and reviewed by APEI. These photographs can be found in Appendix C of this report.

1953

In the 1953 aerial photograph, the Property appears to be unoccupied, undeveloped and has no obvious use. The Property appears to be occupied by native vegetation. Desert View Avenue and Canyon View Road are visible and appear to be unpaved. Another dirt road traverses the Property from east to west just south of the arroyo. The areas surrounding the Property are also undeveloped with no obvious use. There is no sign of the storage or disposal of hazardous materials on the Property in this photograph.

1968

In the 1968 aerial photograph, the Property appears to be unoccupied, undeveloped and has no obvious use except for the railroad which is now visible in the southwest corner of the Property. The Property appears to be occupied by native vegetation. Sections of Pioneer Road are visible and appear to be unpaved. There is no sign of the storage or disposal of hazardous materials on the Property in this photograph.

1989

In the 1989 aerial photograph, the Property appears to be unoccupied, undeveloped and has no obvious use except for the railroad. Several ranch homes are now visible north and east of the Property. There is no sign of the storage or disposal of hazardous materials on the Property in this photograph.

1994 and 2002

There are no discernable differences on the Property or surrounding sites in the 1994 and 2002 aerial photographs from the 1989 aerial photograph. There is no sign of the storage or disposal of hazardous materials on the Property in these photographs.

3.6.3 Topographic Map

The 7.5-minute topographic map from 1978, photorevised in 1991, Fifteen Mile Valley Quadrangle, shows the Property area as undeveloped and shows no obvious use except for the railroad. There is no sign of the storage or disposal of hazardous materials on the Property in this map. This map is presented in Appendix A.

3.6.4 Building Permits

Because the Property has never been developed and has no specific street address, building permits were not reviewed.

3.6.5 City Directories

Because the Property has never been developed and has no specific street address, city directories were not reviewed.

3.7 Current Uses of Adjoining Properties

Current uses of the immediately adjacent properties are as follows:

- North – Undeveloped and unused land and a single-family ranch home;
- South – Undeveloped and unused land;
- East – Undeveloped and unused land and a single-family ranch home;
- West – Undeveloped and unused land.

None of the current uses of the adjacent sites appeared likely to contaminate soil or groundwater at the Property. APEI did not detect obvious indications that adjacent sites have Underground Storage Tanks (USTs), sumps, or clarifiers, or are engaged in any manufacturing processes that would involve the use of significant quantities of hazardous materials.

3.8 Past Uses of Adjoining Properties

3.8.1 North

Historical sources noted above and field notations indicate that the sites adjacent to and north of the Property, across Desert View Avenue, were undeveloped in 1953. Between 1968 and 1989, a single-family ranch home was developed on one of these sites. The remaining sites north of the Property remain unused and undeveloped.

There are no signs of the storage or disposal of hazardous materials on the north adjacent sites in the historical information reviewed. There were no indications from any historical sources that the Property has suffered environmental damage from the north adjacent sites.

3.8.2 South

Historical sources noted above and field notations indicate that the site adjacent to and south of the Property was undeveloped in 1953 and has never been developed.

There are no signs of the storage or disposal of hazardous materials on the south adjacent site in the historical information reviewed. There were no indications from any historical sources that the Property has suffered environmental damage from the south adjacent site.

3.8.3 East

Historical sources noted above and field notations indicate that the sites adjacent to and east of the Property, across Canyon View Road, were undeveloped in 1953. Between 1968 and 1989, a single-family ranch home was developed on one of these sites. A sheep herd was noted grazing on one of the east adjacent sites near the north Property border. The remaining sites east of the Property remain unused and undeveloped.

There are no signs of the storage or disposal of hazardous materials on the east adjacent sites in the historical information reviewed. There were no indications from any historical sources that the Property has suffered environmental damage from the east adjacent sites.



3.8.4 West

Historical sources noted above and field notations indicate that the sites adjacent to and west of the Property were undeveloped in 1953 and have never been developed.

There are no signs of the storage or disposal of hazardous materials on the west adjacent sites in the historical information reviewed. There were no indications from any historical sources that the Property has suffered environmental damage from the west adjacent sites.

3.9 Map and Site Plan

A topographic map of the area was reviewed for environmental concerns and is provided in Appendix A. The map is from the 1978, photorevised in 1991 U.S.G.S. Fifteen Mile Valley California Quadrangle, 7.5-minute series topographic (34117-D1) map. No environmental concerns were noted in this review.

4.0 RECORDS REVIEW

4.1 Standard Environmental Record Sources, Federal and State

A Federal, State and Local Radius Profile Report from Environmental Data Resources, Inc. dated May 31, 2005 was reviewed by APEI for the Property. The radius search was performed using a map to locate the Property.

The radius report, found in Appendix E, contains records of registered sites in the vicinity of the Property for the classifications and distances listed in the following tables. Report dates for each database searched are listed in this appendix.



Table III. Federal Environmental Record Sources Summary
 Southwest corner of Canyon View Road and Desert View Avenue, Unincorporated
 San Bernardino County near Apple Valley, California 92308

Federal Databases	Approximate Search Radius	Number of Reported Sites
National Priorities List (NPL)	1.00 mile	0
De-listed National Priorities List (NPL)	1.00 mile	0
Resource Conservation and Recovery Act (RCRA) Corrective Action Facilities (CORRACTS)	1.00 mile	0
Records of Decision (ROD)	1.00 mile	0
Superfund Consent Decrees (CONSENT)	1.00 mile	0
Sites currently or formerly under review by US EPA (CERCLIS and CERCLIS/NFRAP)	0.50 mile	0
RCRA permitted Treatment, Storage and Disposal Facilities (TSD)	0.50 mile	0
Mines Master Index File (MINES)	0.25 mile	0
RCRA Administrative Action Tracking System (RAATS)	0.25 mile	0
RCRA Registered Small or Large Generators of Hazardous Waste (GNRTR)	0.25 mile	0
Emergency Response Notification System (ERNS)	Property Only	0
Facility Index System/Facility Identification Initiative Program Summary Report (FINDS)	Property Only	0
Hazardous Materials Information Reporting System (HMIRS)	Property Only	0
Material Licensing Tracking System (MLTS)	Property Only	0
Federal Superfund Liens (NPL LIENS)	Property Only	0
PCB Activity Database System (PADS)	Property Only	0
Toxic Chemical Release Inventory System (TRIS)	Property Only	0
FIFRA/TSCA Tracking System (FTTS)	Property Only	0
Toxic Substances Control Act (TSCA)	Property Only	0

Table IV. State and Local Environmental Record Sources Summary
 Southwest corner of Canyon View Road and Desert View Avenue, Unincorporated
 San Bernardino County near Apple Valley, California 92308

State and Local Database	Approximate Search Radius	Number of Reported Sites
Cal-Sites and Cal-Sites Annual Work Plan (AWP)	1.00 mile	0
Notify 65	1.00 mile	0
Areas Of Concern (AOCONCERN)	1.00 mile	0
California Bond Expenditure Plan (CA BEP)	1.00 mile	0
California EPA Office of Emergency Information (CORTESE)	1.00 mile	0
Toxic Pits Cleanup facilities (TOXIC PITS)	1.00 mile	0
California Spills, Leaks, Investigations & Clean-up Cost Recovery Listing (CA SLIC)	0.50 mile	0
State Landfills	0.50 mile	0
Leaking Underground Storage Tanks (LUST)	0.50 mile	0
Waste Management Unit Database/State Water Resources Control Board (WMUDS/SWAT)	0.50 mile	0
California City Land Fills (CA LA LF)	0.50 mile	0
Voluntary Cleanup Program Properties (VCP)	0.50 mile	0
Registered Underground or Above Ground Storage Tanks (UST)	0.25 mile	0
California Facility Inventory Database Underground Storage Tanks (CA FID UST)	0.25 mile	0
Hazardous Substances Storage Container Database (HIST UST)	0.25 mile	0
Drycleaners	0.25 mile	0
Historical Gas Stations/Dry Cleaners	0.25 mile	0
San Bernardino County Hazardous Materials Permits	0.25 mile	0
Emissions Inventory Data (EMI)	Property Only	0
Hazardous Waste Information System (HAZNET)	Property Only	0
California Hazardous Material Incident Report System (CHMIRS)	Property Only	0
California Waste Discharge System (CA WDS)	Property Only	0
Above Ground Storage Tanks (AST)	Property Only	0

4.1.1 Property and Adjacent Sites Summary

The Property and adjacent sites were not listed in any of the databases searched.

4.1.2 National Priorities List (NPL)

The National Priorities List (NPL) is the EPA's database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund program. A site must meet or surpass a predetermined hazard ranking system score, be chosen as a state's top priority site, or meet three specific criteria set jointly by the US Dept of Health and Human Services and the U.S. EPA in order to become an NPL site.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (1.0-mile radius) under this listing.

4.1.3 Sites currently or formerly under review by US EPA (CERCLIS/NFRAP)

Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) contains data on potentially hazardous waste sites that have been reported to the U.S. EPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites that are either on the NPL or sites that are in the screening and assessment phase for possible inclusion on the NPL.

NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly, or the contamination was not serious enough to require Federal Superfund action or NPL consideration.

The Property and the adjacent properties were not listed in the search of these databases. No additional sites were found in these Federal databases search (1.0-mile radius) under this listing.



4.1.4 Resource Conservation and Recovery Act (RCRA) Corrective Action Facilities (CORRACTS)

The EPA maintains this database of Resource Conservation and Recovery Act (RCRA) facilities that are undergoing “corrective action”. A “corrective action order” is issued pursuant to RCRA Section 3008 (h) when there has been a release of hazardous waste or constituents into the environment from a RCRA facility. Corrective actions may be required beyond the facility’s boundary and can be required regardless of when the release occurred, even if it predates RCRA.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (1.0-mile radius) under this listing.

4.1.5 Resource Conservation and Recovery Act (RCRA) Treatment, Storage and Disposal Facilities (TSD)

The EPA’s RCRA Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities that report generation, storage, transportation, treatment or disposal of hazardous waste. RCRA TSDs are facilities that treat, store and/or dispose of hazardous waste.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (0.5-mile radius) under this listing.

4.1.6 RCRA Registered Small and Large Generators of Hazardous Waste (GNRTR)

The EPA’s RCRA Program identifies and tracks hazardous waste from the point of generation to the point of disposal. RCRA Large Generators are facilities that generate at least 1,000 kg/month of non-acutely hazardous waste (or 1 kg/month of acutely hazardous waste) and Small Generators generate less than these amounts.

The Property and the adjacent properties were not listed in the search of these databases. No additional sites were found in the Federal database search (0.25-mile radius) under these listings.

4.1.7 Emergency Response Notification System (ERNS)

The ERNS database records and stores information on reported releases of oil and hazardous substances.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.8 Cal-Sites and Cal-Sites Annual Work Plan (AWP)

The Cal-Sites database contains potential or confirmed hazardous substances release properties in California. The AWP list (formerly the BEP list) identifies known hazardous substances sites target for cleanup.

The Property and the adjacent properties were not listed in the search of these databases. No additional sites were found in the State database search (1.0-mile radius) under these listings.

4.1.9 California Hazardous Materials Incident Report System (CHMIRS)

The CHMIRS database contains information on reported hazardous material incidents including accidental releases or spills.

The search in this database was limited to the Property. The Property was not listed in the search of this county database.

4.1.10 State Index of Properties With Hazardous Waste (CORTESE)

The CORTESE list is composed of sites designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS) and the Department of Toxic Substances Control (Cal-Sites). The source is the California Environmental Protection Agency/Office of emergency Information. This database identifies public drinking water wells with detectable levels of contamination, hazardous substance sites selected for remedial action, sites with known toxic material identified through the abandoned site assessment program, sites with USTs having a reportable release and all solid waste disposal facilities from which there is known migration.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (1.0-mile radius) under this listing.



4.1.11 Notify 65

The Notify 65 list pertains to Proposition 65. This is a list of facilities that have released notifications about any release which could have impacted drinking water and thereby expose the public to a potential health hazard.

The Property and adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (1.0-mile radius) under this listing.

4.1.12 Toxic Pits Cleanup Facilities (TOXIC PITS)

The State Water Resources Control Board maintains records of toxic pits. This list identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (1.0-mile radius) under this listing.

4.1.13 State Landfill

The Integrated Waste Management Board maintains the Solid Waste Landfill (SWLF) records that contain an inventory of solid waste disposal facilities or landfills in the state of California. These may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites. Categories of waste are: Class I – municipal, household, shredded waste tires, Class II – industrial, Class III – farming, landscaping, land clearing waste, and Class IV – construction and demolition.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (0.5-mile radius) under this listing.

4.1.14 Waste Management Unit Database System (WMUDS/SWAT)

The State Water Resources Control Board maintains the WMUDS database. This listing is used for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections, Waste Management Unit Information, SWAT Program and Summary Information, Chapter 15 Information and Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information and Interested Parties Information.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (0.5-mile radius) under this listing.

4.1.15 Leaking Underground Storage Tanks (LUST)

The State Water Resource Control Board maintains records of reported leaking UST incidents.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (0.5-mile radius) under this listing.

4.1.16 California Bond Expenditure Plan (CA BEP)

The Department of Health Services developed the CA BEP database. This plan is a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (1.0-mile radius) under this listing.

4.1.17 Underground Storage Tank Sites (UST)

The State Water Resources Control Board's Hazardous Substances Storage Container Database tracks USTs as regulated under Subtitle I of RCRA.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (0.25-mile radius) under this listing.

4.1.18 Voluntary Cleanup Program (VCP)

The Department of Toxic Substance Control (DTSC) maintains records of sites that are low threat level properties with either confirmed or unconfirmed releases and the project proponents have requested the DTSC oversee and investigation and/or cleanup activities and have agreed to provide coverage for DTSC's records.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (0.5-mile radius) under this listing.

4.1.19 California Facility Inventory Database Underground Storage Tanks (CA FID UST)

The California Environmental Protection Agency maintains the FID database that contains historical listings of active and inactive underground storage tank locations. This data is obtained from the State Water Resource Control Board. These sites are not necessarily those that have had releases or spills.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (0.25-mile radius) under this listing.

4.1.20 Hazardous Substances Storage Container Database (HIST UST)

The Hazardous Substances Storage Container Database is a listing of historical UST sites. This data is obtained from the State Water Resource Control Board. These sites are not necessarily those that have had releases or spills.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (0.25-mile radius) under this listing.

4.1.21 Superfund Consent Decrees (CONSENT)

The CONSENT list is released periodically by the United States District Courts after settlement by parties to litigation matters. The list contains major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites.



The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (1.0-mile radius) under this listing.

4.1.22 Records Of Decision (ROD)

The ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (1.0-mile radius) under this listing.

4.1.23 De-listed National Priorities List (NPL)

The De-listed National Priorities List (NPL) is the EPA's database of uncontrolled or abandoned hazardous waste sites that have been identified for priority remedial actions under the Superfund program, have been cleaned up to meet the closure standards set for the site and have therefore been taken off the NPL. A site must meet or surpass a predetermined hazard ranking system score, be chosen as a state's top priority site, or meet three specific criteria set jointly by the US Dept of Health and Human Services and the U.S. EPA in order to become an NPL site.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (1.0-mile radius) under this listing.

4.1.24 Facility Index System (FINDS)

The FINDS database contains both facility information and "pointers" to other sources that contain more detail.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.



4.1.25 Hazardous Materials Information Reporting System (HMIRS)

The HMIRS database contains records of hazardous material spill incidents reported to the Department of Transportation (DOT).

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.26 Material Licensing Tracking System (MLTS)

The Nuclear Regulatory Commission maintains the MLTS database which contains a list of approximately 8,100 sites that possess or use radioactive materials and which are subject to NRC licensing requirements.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.27 Mines Master Index File (MINES)

The Department of Labor, Mines Safety and Health Administration (MSHA) maintain a list of active and abandoned mines.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the Federal database search (0.25-mile radius) under this listing.

4.1.28 Federal Superfund Liens (NPL LIENS)

The USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner receives notification of potential liability.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.



4.1.29 PCB Activity Database System (PADS)

The PADS database identifies generators, transporters, commercial storage facilities, brokers and disposers of PCB's who are required to notify the EPA of such activities.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.30 RCRA Administrative Action Tracking System (RAATS)

The RAATS list contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.31 Toxic Chemical Release Inventory System (TRIS)

The TRIS database identifies facilities that release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313 (Community Right to Know).

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.32 Toxic Substance Control Act (TSCA)

The TSCA database identifies manufactures and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.



4.1.33 FIFRA/TSCA Tracking System (FTTS)

The Federal Insecticide, Fungicide & Rodenticide Act and the Toxic Substances Control Act tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA and TSCA. The EPA Office of Prevention, Pesticides and Toxic Substances maintain this database.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.34 Above Ground Storage Tanks (AST)

The California State Water Resources Control Board maintains records of AST petroleum storage facilities. These sites are not necessarily those that have had releases or spills.

The search in this database was limited to the Property. The Property was not listed in the search of this State database.

4.1.35 Drycleaners

The Department of Toxic Substances Control maintains records of drycleaner related facilities that have EPA ID numbers. These sites are not necessarily those that have had releases or spills.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (0.25-mile radius) under this listing.

4.1.36 California Waste Discharge System (CA WDS)

The CA WDS list is maintained by the California Environmental Protection Agency and includes sites that have been issued waste discharge requirements. These sites are not necessarily those that have had releases or spills.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.37 California Spills, Leaks, Investigations & Clean-up Cost Recovery Listing (CA SLIC)

The CA SLIC list maintained by the City Regional Water Quality Board and includes sites that impact groundwater or have the potential to impact groundwater.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (0.5-mile radius) under this listing.

4.1.38 Hazardous Waste Information System (HAZNET)

The HAZNET database compiled by the Department of Toxic Substance Control contains data extracted from copies of hazardous waste manifests. The annual volume of manifests is typically 700,000 to 1,000,000. These are unconfirmed and uncorrected and may contain some invalid values such as generator ID, treatment storage and disposal ID, waste category or disposal method. These sites are not necessarily those that have had releases or spills.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.39 Historical Gas Stations and Dry Cleaners

EDR has searched select national collections of business directories and has collected listings of potential dry cleaner and gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning and gas station/filling station/service station establishments. The categories reviewed included, but were not limited to: gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, dry cleaner, cleaners, laundry, laundromat, cleaning/laundry, wash & dry, etc.

The Property and the adjacent properties were not listed in the search of this database. No additional sites were found in the State database search (0.25-mile radius) under this listing.

4.1.40 Areas of Concern (AOCONCERN)

The EPA Region 9 tracks areas where Volatile Organic Compound (VOC) contamination is at or above the Minimum Contaminant Level (MCL).

The Property and the adjacent properties were not designated as being in an AOCONCERN. There were no other sites found in the State database search (0.25-mile radius) under this listing.

4.1.41 Emissions Inventory Data (EMI)

The EMI database compiled by the local air pollution agencies lists sites where air pollution permits exist. These sites are not necessarily those that have had releases or spills.

The search in this database was limited to the Property. The Property was not listed in the search of this Federal database.

4.1.42 Department of Defense (DOD)

This data set from the USGS consists of federally owned or administered land, administered by the Department of Defense, that have any area equal to or great than 640-acres.

The Property and the adjacent properties were not listed in the search of this database. There were no other sites found in the State database search (1.0-mile radius) under this listing.

4.1.43 San Bernardino County Permit

The San Bernardino County Fire Department, Hazardous Materials Division, maintains records of underground storage tanks, medical waste handlers/generators, hazardous materials and waste oil handlers/generators.

The Property and the adjacent sites were not listed in the search of this database. There were no other sites found in the State database search (0.25-mile radius) under this listing.



4.1.44 Orphan (Unmapped) Sites

Orphan (unmapped) sites indicated in the radius report were reviewed to determine their locations relative to the Property. None of these sites were found to be in close proximity to the subject Property.

The complete National, State and Local Radius Profile Report is included in Appendix E.

4.1.45 Fire Department

Because the Property has never been developed and has no specific street address, fire department records were not reviewed.

4.2 Historical Use Information

A review of historical records for indications of past Property uses was limited to the Federal and State environmental databases, topographic maps and aerial photographs. There were no environmental concerns from historical uses.

5.0 INFORMATION FROM SITE RECONNAISSANCE AND INTERVIEWS

5.1 Hazardous Substances in Connection with Identified Uses

The site reconnaissance was performed by Douglas B. Kochanowski, Project Manager, on June 2, 2005 and included a walk of the Property to determine the presence of hazardous materials and environmental concerns. All areas of the Property were inspected as part of this investigation.

There were no signs of hazardous materials being used or stored on the Property.



5.2 Hazardous Substance Containers and Unidentified Substance Containers

There was no evidence of solid waste disposal, discolored soils or odors anywhere on the Property. There was no evidence of sparse stressed or dead vegetation (from other than insufficient water). There was no visual evidence of improper handling or disposal of hazardous chemicals or materials on the grounds. There were no unidentified substance containers, no hydraulic lift systems and no stored materials in containers greater than five-gallons.

5.3 Storage Tanks

No USTs, ASTs, clarifiers or septic system were noted on the Property at the time of the Property reconnaissance.

5.4 Indications of PCBs

There were no pad-mounted transformers or hydraulic lift systems located on the Property.

There are two pole-mounted transformers located on power lines running along the north Property border. PCBs were typically removed from transformers in the southern California area in the late 1970s and early 1980s. The units appeared in good condition and evidence of leaks was not observed. The electrical utility is responsible for the cleanup of any leaks emanating from their transformers.

5.5 Indications of Solid Waste Disposal

There was no evidence observed of drums, containers, free liquids, odors or unusual depressions or excavations that would indicate solid waste disposal activity on the Property. There was no evidence of fill material from an unknown source on the Property. There was no evidence of spills, releases or illegal disposal noted during the Property reconnaissance.

5.6 Physical Setting Analysis

No unusual or recognized environmental conditions were apparent on the U.S.G.S. topographic map or soil survey reviewed.



The Property is located in an area surrounded by undeveloped land. There were no indications that the Property or any of the sites adjacent to the Property have been affected by the presence of oil or natural gas deposits. According to the California Department of Conservation Field and Wells Map, the Property is not located in the proximity of an oil or gas field.

State of California, Department of Conservation, Division of Oil, Gas and Geothermal Resources digital database maps were reviewed which contain the most current information on oil wells and historical information from the *Munger Map Books of California to Alaska Oil and Gas Fields*, 1991, 1999 and 2003. According to these maps, there are no oil wells on the Property or on any of the adjacent sites.

A high-pressure natural gas pipeline operated by Southern California Gas Company exists on the Property. This pipeline runs northeast and southwest across the northwest corner of the Property. Natural gas is a vapor at Standard Temperature and Pressure (STP) and is not known to contaminate soils or groundwater and is therefore not a recognized environmental condition for the Property. No further investigation in regards to this condition is deemed necessary at this time.

5.7 Radon

Based on the results of the State of California Department of Health Services' 1990 California Statewide Radon Survey, the U.S. Environmental Protection Agency (U.S. EPA) lists San Bernardino County as being in Radon Zone 2. Zone 2 areas have a predicated average indoor radon screening potential of between 2.0 picocuries per liter (pCi/L) and 4.0 pCi/L. The level at which the U.S. EPA considers radon levels to be unhealthful is 4.0 pCi/L in residential structures.

There can be extreme variations of indoor radon levels within a local area based upon geologic, soil structure and building characteristics. The EPA recommends testing as the definitive method in determining the radon level within a specific structure. Radon testing was not part of this project's scope of work.



5.8 Other Conditions of Concern

5.8.1 Asbestos

The Property was undeveloped at the time of the site reconnaissance, therefore, no suspect asbestos containing materials were noted on the Property.

5.8.2 Lead Based Paint

The Property was undeveloped at the time of the site reconnaissance; therefore, no suspect lead based paint was noted on the Property.

5.8.3 Lead Contamination of Drinking Water

The condition of the drinking water at the Property is unknown; the Property was undeveloped at the time of the Property reconnaissance.

5.8.4 Urea-formaldehyde

The Property was undeveloped at the time of the site reconnaissance; therefore, no suspect urea-formaldehyde containing materials were noted on the Property.

5.8.5 Mold

The Property was undeveloped at the time of the site reconnaissance, therefore, no molds that could potentially affect indoor air quality were present.

5.8.6 Fluorescent Light Tubes

There were no large quantities of fluorescent light tubes noted on the Property.

5.9 Site Plan

A site plan for the Property is provided in Appendix A.



6.0 FINDINGS AND CONCLUSIONS

All Phase Environmental, Inc. (APEI) has performed a Phase I Environmental Site Assessment (ESA) in conformance with the scope and limitations of ASTM Practice E 1527-00 of the approximately 318.30-acre site at the southwest corner of Canyon View Road and Desert View Avenue, in Unincorporated San Bernardino County near the city of Apple Valley, California, 92308.

After a review of the Property, adjacent properties and available records and documents regarding the same, our assessment has revealed no evidence of recognized environmental conditions in connection with the Property, except for the following:

1. *Natural Gas Pipeline on Property*

A high-pressure natural gas pipeline operated by Southern California Gas Company exists on the Property. This pipeline runs northeast and southwest across the northwest corner of the Property. Natural gas is a vapor at Standard Temperature and Pressure (STP) and is not known to contaminate soils or groundwater and is therefore not a recognized environmental condition for the Property. No further investigation in regards to this condition is deemed necessary at this time.

Based upon our limited assessment, it is our professional opinion that the likelihood of recognized environmental conditions associated with the Property is limited to the aforementioned items. It is recommended that the Client review the entire report prior to making any decisions in regards to the Property.

7.0 REFERENCES

Aerial Photographs, EDR Collection; 1953, 1968, 1989, 1994 and 2002.

California Statewide Radon Survey. 1990. California Department of Health Services.

California Department of Conservation. 2001. *Fifteen Mile Valley Quadrangle, Oil and Gas Fields in California*.

Environmental Data Resources, Inc. *Database Report No. 1433400.2s*, May 31, 2005, Federal, State and Local Regulatory Records.



FastWeb research, Property Profile Report, APN number 0435-132-01.

Groundwater Level Data, Water Data Library, 2005. California Department of Water Resources.

Sanborn Fire Insurance Maps, The Sanborn Library, LLC; no coverage found for Project area.

State of California, Department of Conservation, Division of Oil, Gas and Geothermal Resources. *Munger Map Book of California to Alaska Oil and Gas Fields*, 1991, 1999 and 2003. *Regional Wildcat Map*, 2001.

United States Geological Survey Topographic Map, 1978, photorevised in 1991, 7.5-minute series, *Fifteen Mile Valley California Quadrangle*.

8.0 SIGNATURE OF ENVIRONMENTAL PROFESSIONALS

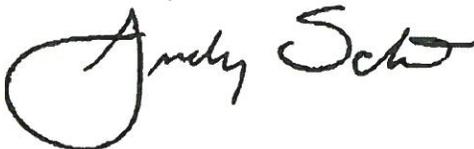
The undersigned certifies that the professional services have been performed, our findings obtained and our recommendations have been prepared in accordance with customary principles and practices in the field of environmental science and engineering. APEI has acted in good faith and has no relationship with sellers, buyers or agents of the Property. There have been no conflicts of interest involved in the drawing of conclusions, which have been based solely on materials reviewed and visual inspections performed by APEI.

Prepared by:

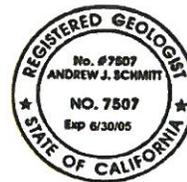


Douglas B. Kochanowski, Project Manager
REA (#07411), CHMM (#9970), CAC (#09-2699)

Reviewed by:



Andy Schmitt, Project Geologist, RG
California Registered Geologist, (#7507), REA (#07906)



9.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS PARTICIPATING IN THE PHASE I ESA

Name: Douglas B. Kochanowski
Title: Project Manager
Education: Degree(s)/Year/Specialization
B.S. San Diego State University/1988/Biology
Active Registrations: Senior Level Certified Hazardous Materials
Manager (CHMM)
Certification Number: 9970
Secretary on Board of Directors for So CAL
ACHMM
Member of the American Indoor
Air Quality Council
Certifications: Registered Environmental Assessor (REA)
Certification Number: 07411
California Certified Asbestos Consultant (CAC)
Certification Number: 09-2699
Certified AHERA Asbestos Inspector
Certified AHERA Asbestos Management Planner
Certified AHERA Asbestos Designer
Certified AHERA Supervisor
OSHA HAZWOPR 1910.120/Site Supervisor
Certified Radiation Worker
Confined Space Entry Trained
Years in Environmental Practice: 16

Name: Andrew Schmitt
Title: Project Geologist
Education: Degree(s)/Year/Specialization
U.C. Santa Cruz B.S./1996/Geology
Continuing Education, Montana Technical Schools
Groundwater Hydrogeology
Registrations: Association of Applied Geochemists (AAG)
National Ground Water Association (NGA)
Certifications: Registered Environmental Assessor (REA)
Certification Number: 07906
California Registered Geologist (RG)
Certification Number: 7507
OSHA HAZWOPR 1910.120/Site Supervisor
Certified Radiation Safety Officer
Nuclear Gauge Certifications
Years in Environmental Practice: 9



10.0 LIST OF APPENDIX SECTIONS

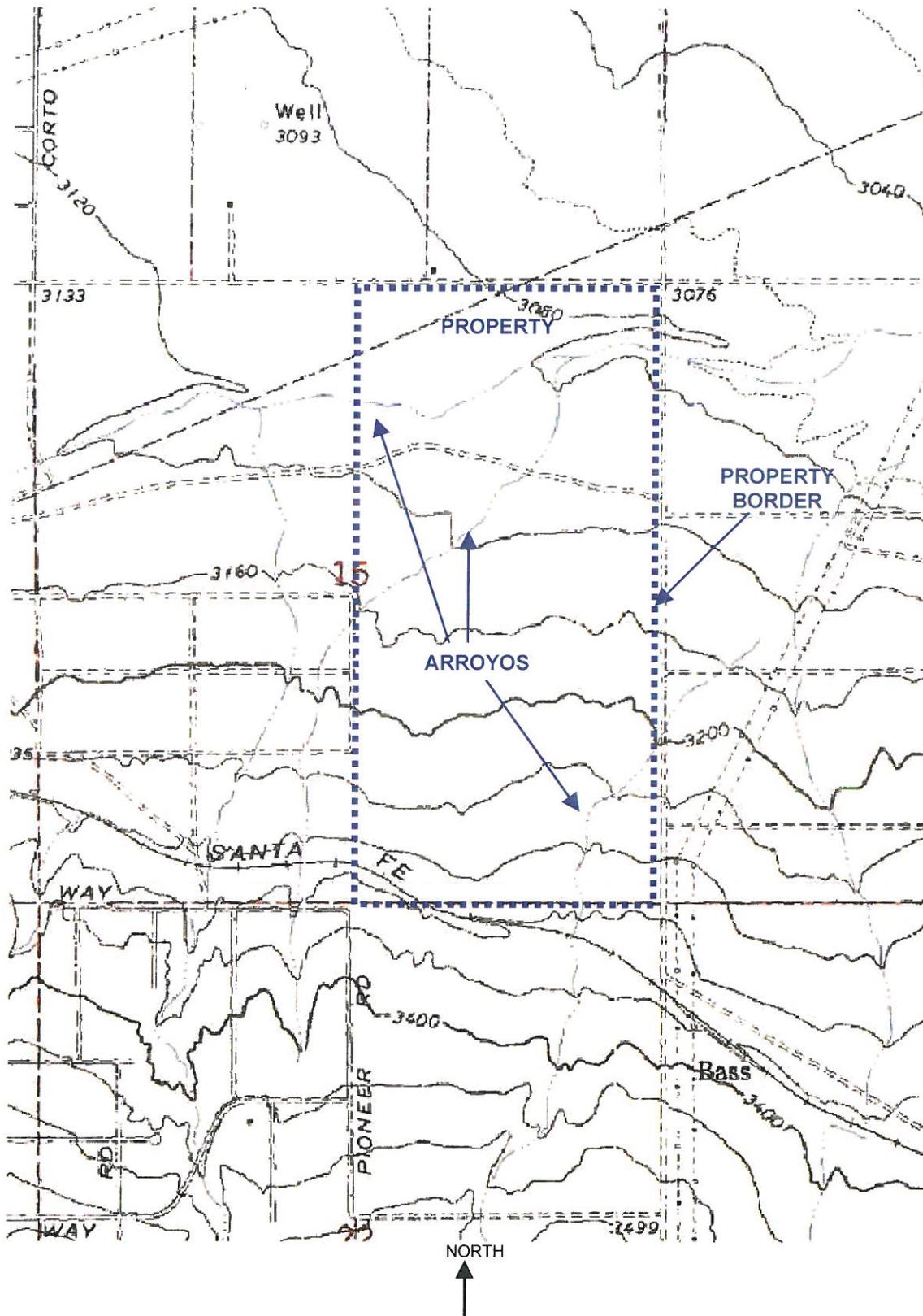
- APPENDIX A Maps, Figures, Additional Information & Documentation
- APPENDIX B Site Photographs
- APPENDIX C Aerial Photographs
- APPENDIX D Certifications
- APPENDIX E Radius Profile Report

APPENDIX A

Maps, Figures, Additional Information & Documentation

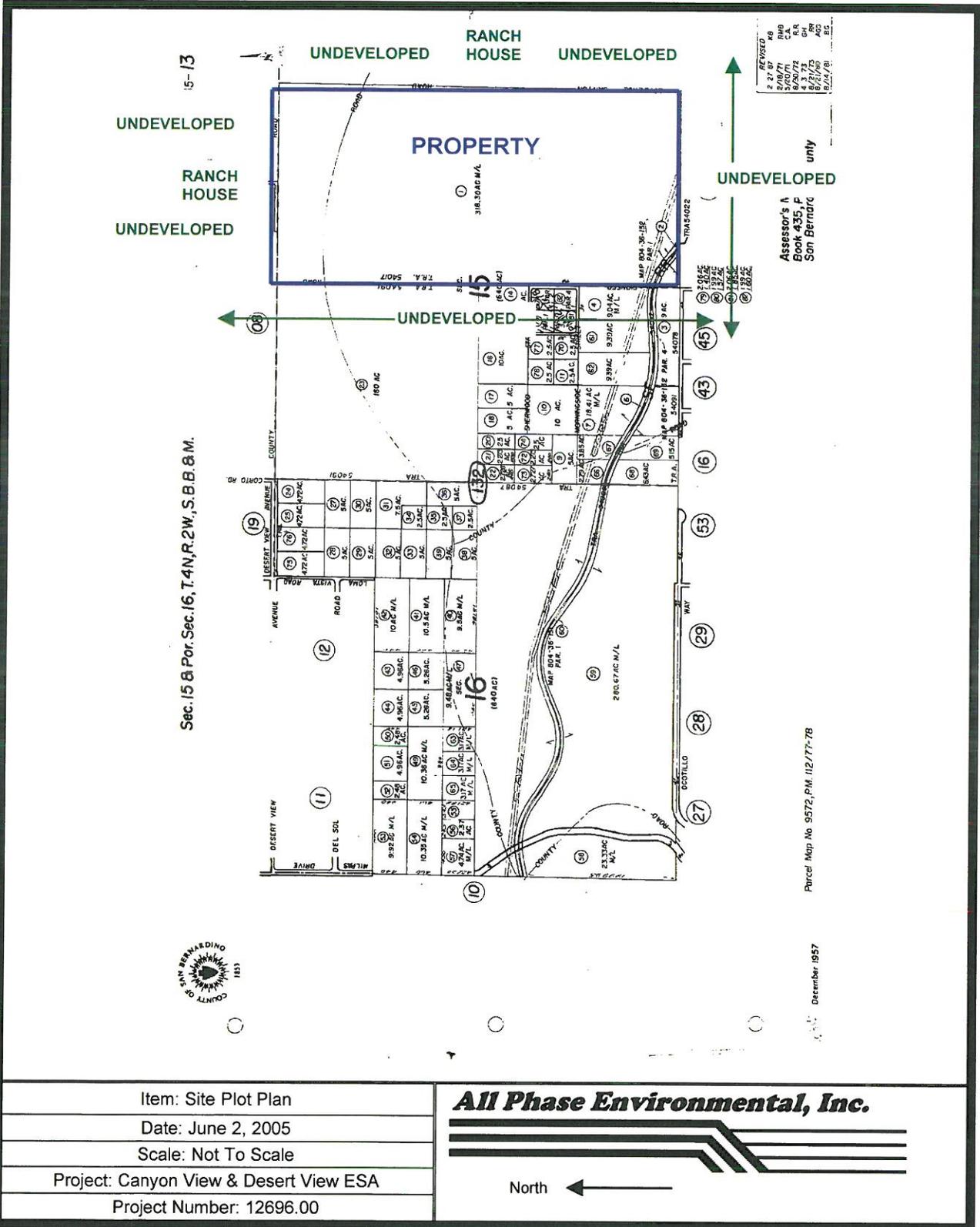


USGS 7.5 MINUTE TOPOGRAPHIC MAP
FIFTEEN MILE VALLEY, CA



All Phase Environmental, Inc.





15-13

UNDEVELOPED
RANCH HOUSE
UNDEVELOPED

UNDEVELOPED RANCH HOUSE UNDEVELOPED

PROPERTY

318.30AC M/L

UNDEVELOPED

UNDEVELOPED

REVISED	48
2/27/97	RWB
3/18/71	E.R.
6/30/72	GR
4/21/73	AG
8/21/95	AG
5/21/01	BE

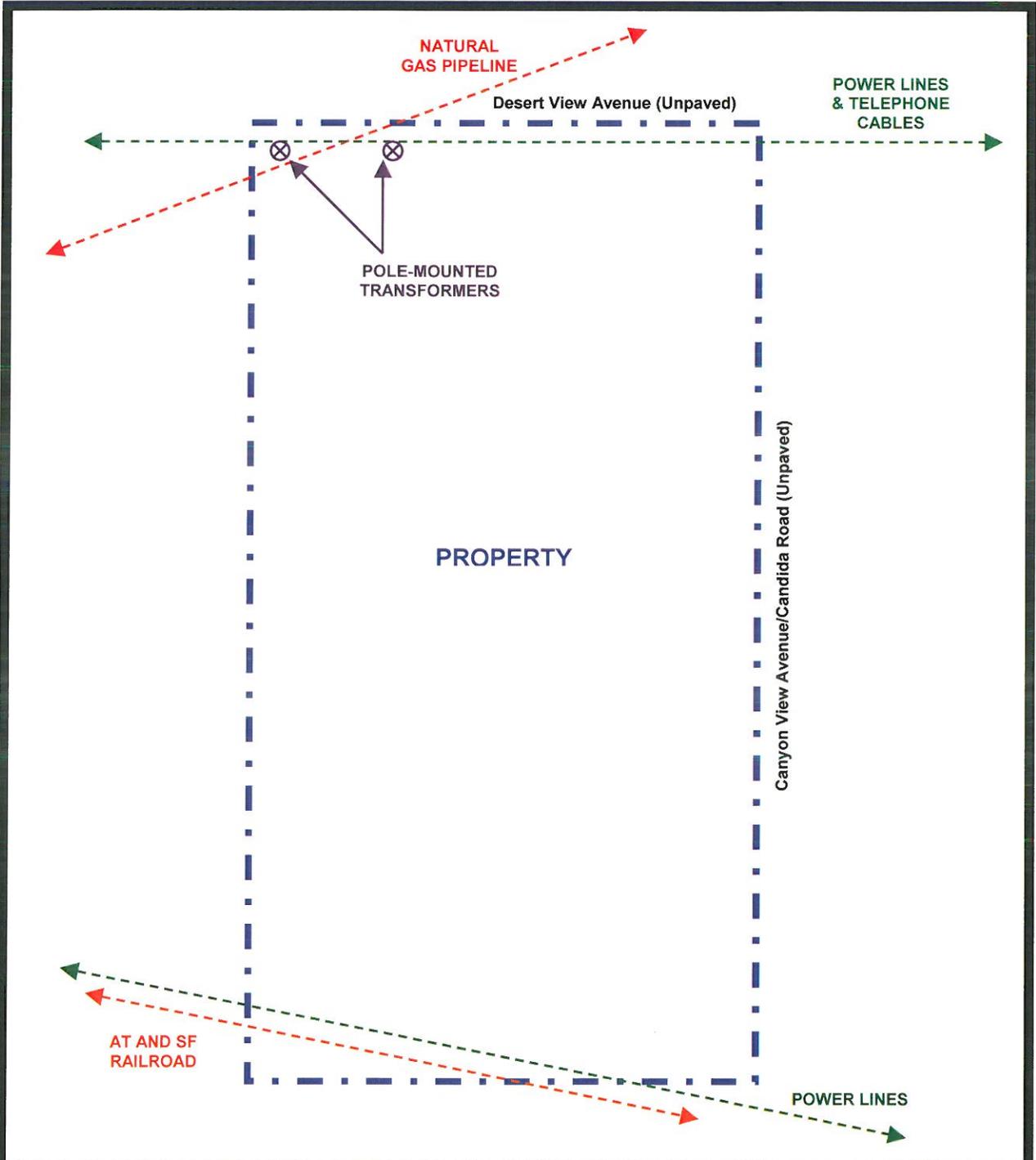
Assessor's Map
Book 435, P
Son Bernarc

Sec. 15 & Por. Sec. 16, T.4N, R.2W, S.8B & M.



Parcel Map No 9572, P.M. 112/77-78

December 1957



Item: Site Plan
Date: June 2, 2005
Scale: None
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.



CANYON VIEW & DESERT VIEW ESA, SITE PHOTOGRAPHS

APPENDIX B

Site Photographs



CANYON VIEW & DESERT VIEW ESA, SITE PHOTOGRAPHS



PROPERTY, LOOKING SW
WEST FROM THE
NORTHEAST PROPERTY
CORNER



PROPERTY, LOOKING SW
WEST FROM THE
EAST PROPERTY BORDER



RAILROAD PASSING
THROUGH THE SW
WEST CORNER OF THE
PROPERTY



ARROYO ON THE
PROPERTY LOOKING
NORTH FROM THE
SOUTH PROPERTY
BORDER



TYPICAL POLE-
MOUNTED TRANSFORMER
ON PROPERTY, NOT A
REC



NORTH PROPERTY
BORDER LOOKING
WEST FROM THE
NORTHEAST PROPERTY
CORNER



SOUTH PROPERTY
BORDER LOOKING
WEST FROM THE
SOUTHWEST PROPERTY
CORNER



EAST PROPERTY
BORDER LOOKING
SOUTH FROM THE
NORTHEAST PROPERTY
CORNER



CANYON VIEW & DESERT VIEW ESA, SITE PHOTOGRAPHS



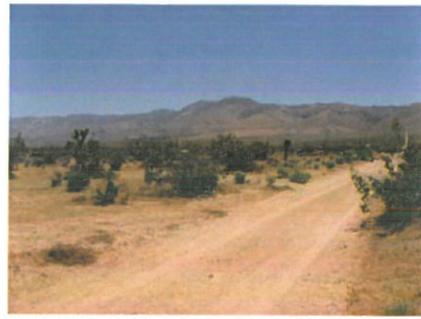
WEST PROPERTY BORDER LOOKING NORTH FROM THE SOUTHWEST PROPERTY CORNER



NORTH ADJACENT SITES LOOKING NORTHWEST FROM NORTHEAST PROPERTY CORNER



SOUTH ADJACENT SITES LOOKING SOUTHEAST FROM SOUTHWEST PROPERTY CORNER

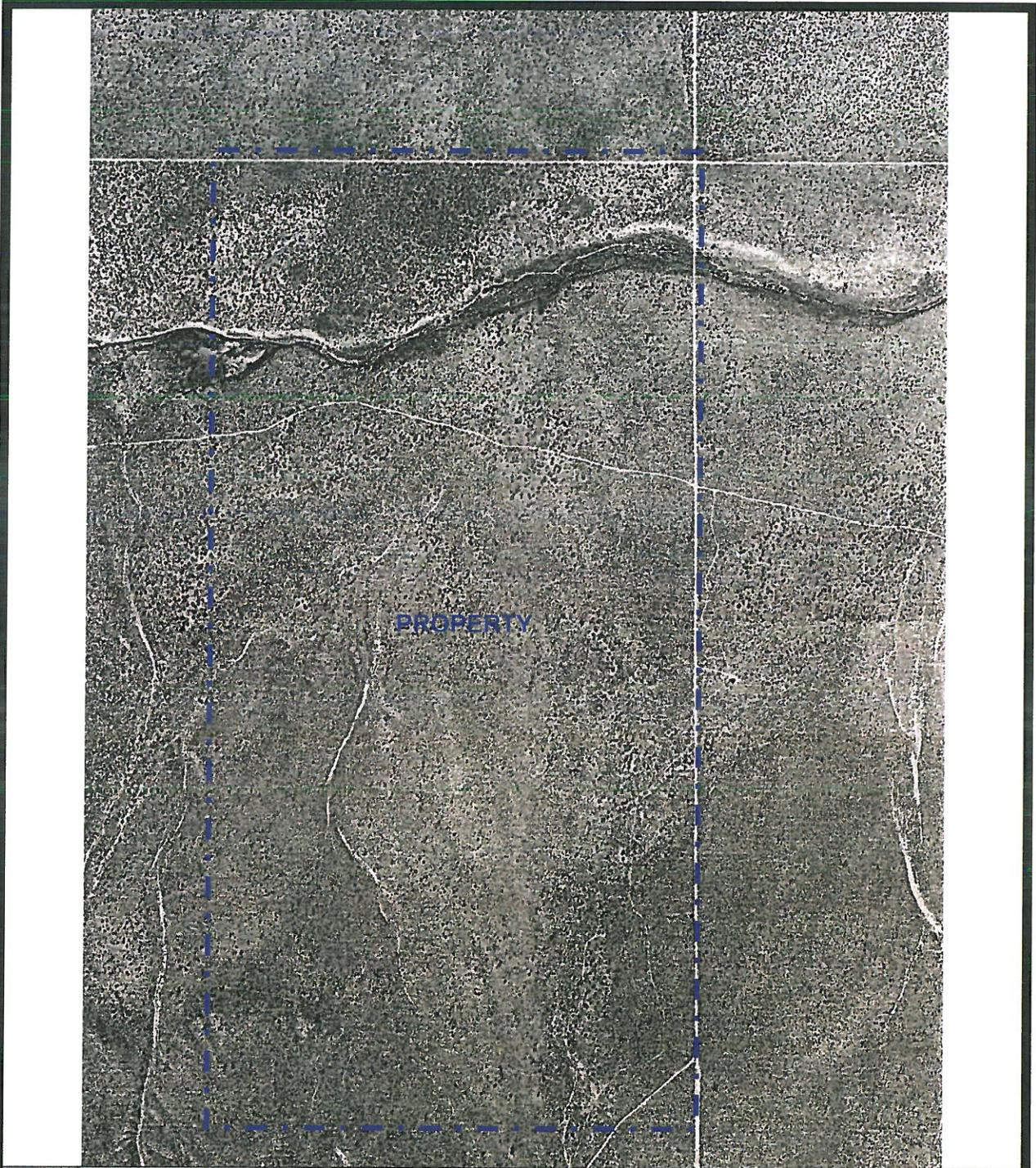


EAST ADJACENT SITES LOOKING SOUTHEAST FROM NORTHEAST PROPERTY CORNER



WEST ADJACENT SITES LOOKING NORTHWEST FROM SOUTHWEST PROPERTY CORNER

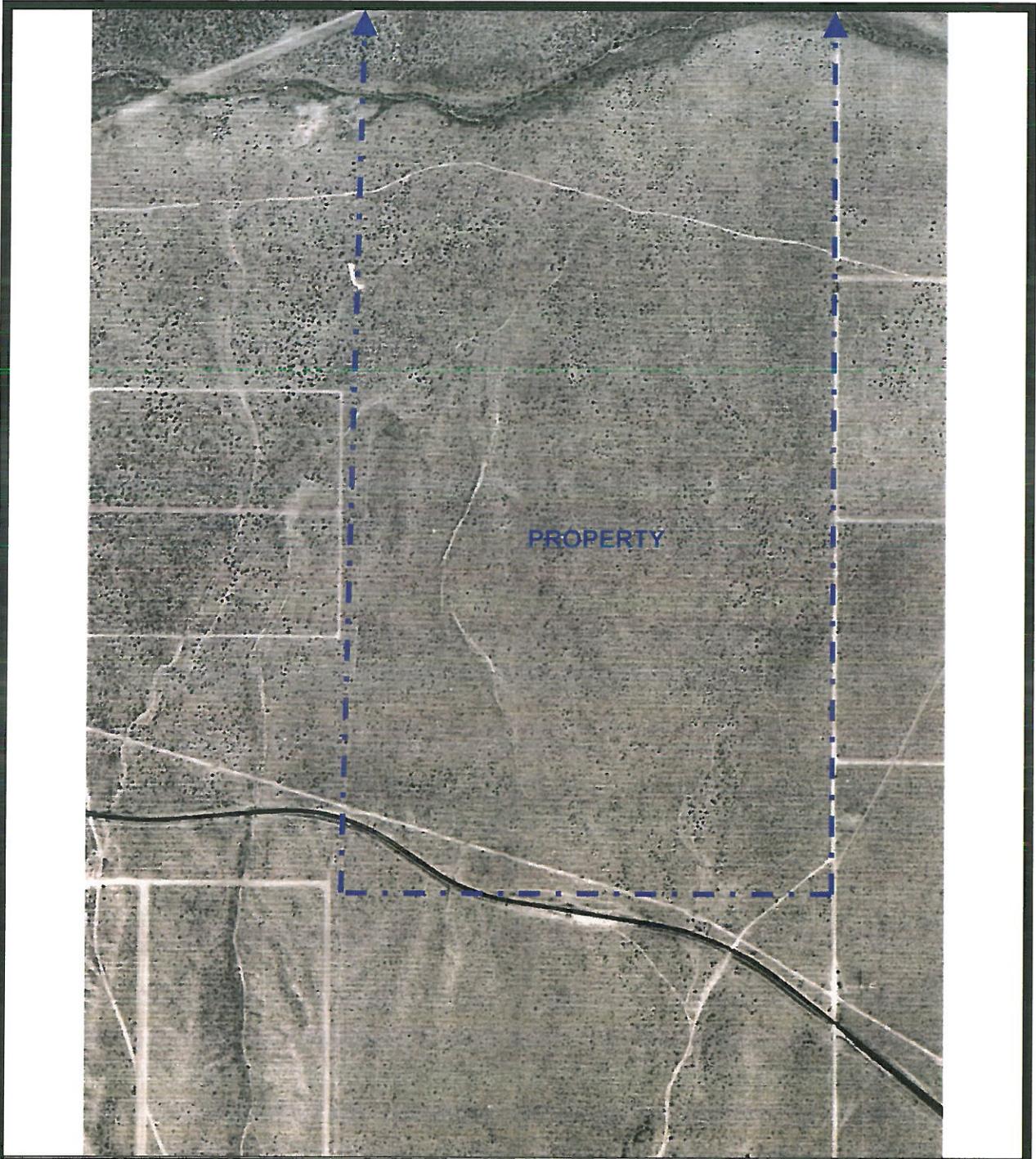
APPENDIX C
Aerial Photographs



Item: Aerial Photograph
Date: 1953
Scale: 1"='555
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.

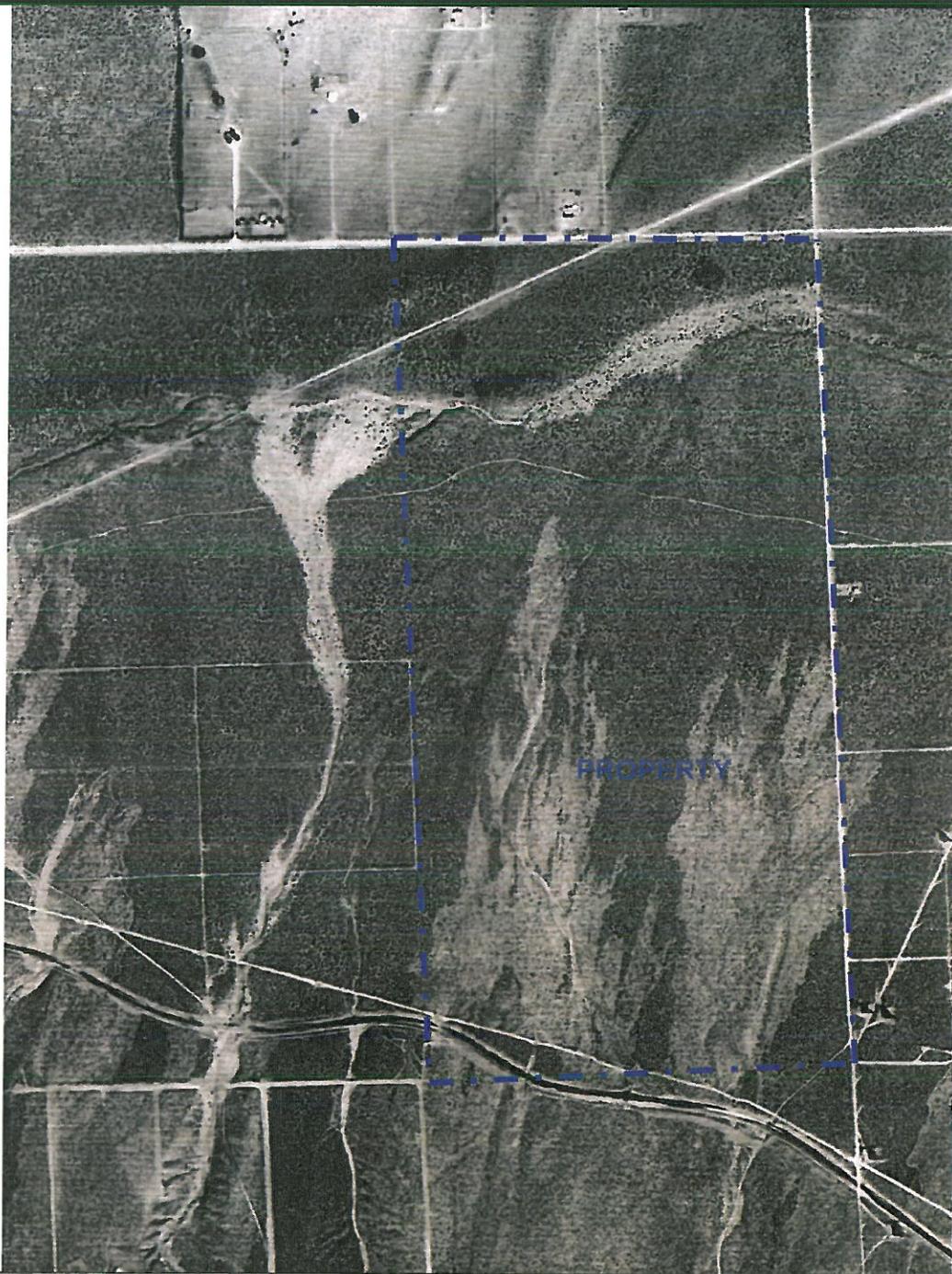




Item: Aerial Photograph
Date: 1968
Scale: 1"=555
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.

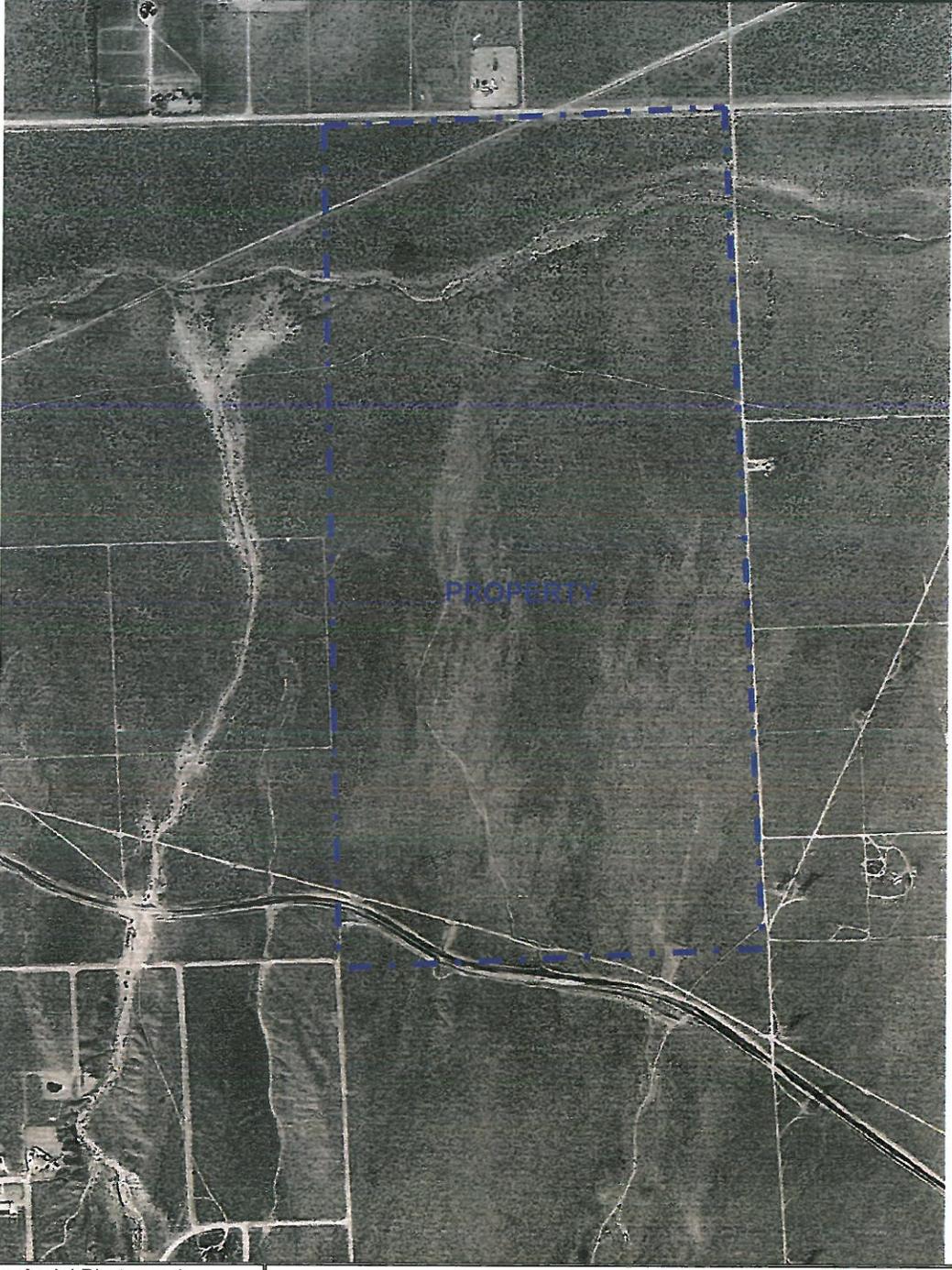




Item: Aerial Photograph
Date: 1989
Scale: 1"=666
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.

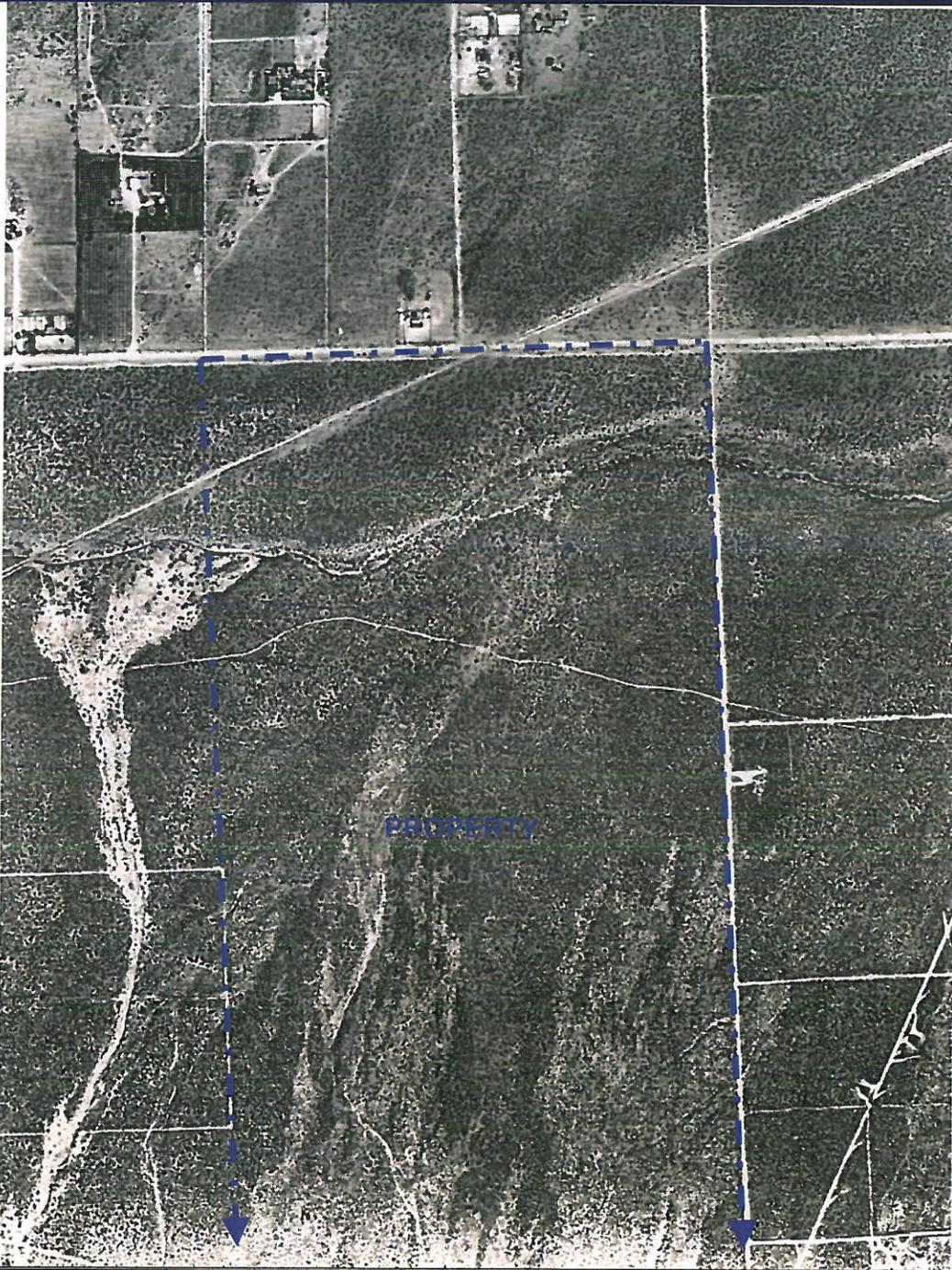




Item: Aerial Photograph
Date: 1994
Scale: 1"=666
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.





Item: Aerial Photograph
Date: 2002
Scale: 1"=666
Project: Canyon View & Desert View ESA
Project Number: 12696.00

All Phase Environmental, Inc.



APPENDIX D

Certifications

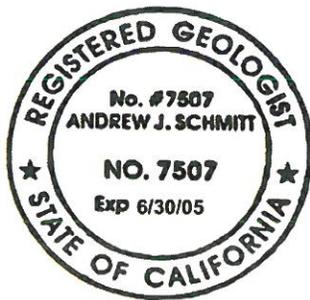


State of California
California Environmental Protection Agency
Department of Toxic Substances Control
REGISTERED ENVIRONMENTAL ASSESSOR I

Douglas Kochanowski, REA-07411

Expires: June 30, 2005

Signature: 



*The Institute of Hazardous Materials
Management*



Certifies that

Douglas B. Kochanowski

has successfully met all requirements of education,
experience and examination, and is hereby designated a

*Certified Hazardous Materials Manager
Master Level*



November 1999
Date

9970
Number

2005
Expiration Date

Robert L. Linton
Executive Director

So long as this credential is renewed according to schedule and is not otherwise revoked.

All Phase Environmental, Inc.



APPENDIX E
Radius Profile Report



EDR™ Environmental
Data Resources Inc

The EDR Radius Map with GeoCheck®

**Canyon View and Desert View ESA
SW Desert View and Candida Rd
Apple Valley, CA 92308**

Inquiry Number: 1433400.2s

May 31, 2005

The Standard in Environmental Risk Management Information

**440 Wheelers Farms Road
Milford, Connecticut 06460**

Nationwide Customer Service

**Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com**

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Detail Map	3
Map Findings Summary	4
Map Findings	6
Orphan Summary	7
Government Records Searched/Data Currency Tracking	GR-1
 <u>GEOCHECK ADDENDUM</u>	
Physical Setting Source Addendum	A-1
Physical Setting Source Summary	A-2
Physical Setting Source Map	A-8
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Physical Setting Source Records Searched	A-12

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc. (EDR). The report meets the government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-00. Search distances are per ASTM standard or custom distances requested by the user.

TARGET PROPERTY INFORMATION

ADDRESS

SW DESERT VIEW AND CANDIDA RD
APPLE VALLEY, CA 92308

COORDINATES

Latitude (North): 34.434700 - 34° 26' 4.9"
Longitude (West): 117.073300 - 117° 4' 23.9"
Universal Transverse Mercator: Zone 11
UTM X (Meters): 493265.4
UTM Y (Meters): 3810163.0
Elevation: 3161 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property: 34117-D1 FIFTEENMILE VALLEY, CA
Source: USGS 7.5 min quad index

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the ASTM E 1527-00 search radius around the target property for the following databases:

FEDERAL ASTM STANDARD

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP..... CERCLIS No Further Remedial Action Planned
CORRACTS..... Corrective Action Report
RCRA-TSDF..... Resource Conservation and Recovery Act Information
RCRA-LQG..... Resource Conservation and Recovery Act Information
RCRA-SQG..... Resource Conservation and Recovery Act Information
ERNS..... Emergency Response Notification System

STATE ASTM STANDARD

AWP..... Annual Workplan Sites

EXECUTIVE SUMMARY

Cal-Sites.....	Calsites Database
CHMIRS.....	California Hazardous Material Incident Report System
Cortese.....	"Cortese" Hazardous Waste & Substances Sites List
Notify 65.....	Proposition 65 Records
Toxic Pits.....	Toxic Pits Cleanup Act Sites
SWF/LF.....	Solid Waste Information System
WMUDS/SWAT.....	Waste Management Unit Database
LUST.....	Geotracker's Leaking Underground Fuel Tank Report
CA BOND EXP. PLAN.....	Bond Expenditure Plan
UST.....	List of Underground Storage Tank Facilities
VCP.....	Voluntary Cleanup Program Properties
INDIAN LUST.....	Leaking Underground Storage Tanks on Indian Land
INDIAN UST.....	Underground Storage Tanks on Indian Land
CA FID UST.....	Facility Inventory Database
HIST UST.....	Hazardous Substance Storage Container Database

FEDERAL ASTM SUPPLEMENTAL

CONSENT.....	Superfund (CERCLA) Consent Decrees
ROD.....	Records Of Decision
Delisted NPL.....	National Priority List Deletions
FINDS.....	Facility Index System/Facility Identification Initiative Program Summary Report
HMIRS.....	Hazardous Materials Information Reporting System
MLTS.....	Material Licensing Tracking System
MINES.....	Mines Master Index File
NPL Liens.....	Federal Superfund Liens
PADS.....	PCB Activity Database System
US ENG CONTROLS.....	Engineering Controls Sites List
ODI.....	Open Dump Inventory
DOD.....	Department of Defense Sites
INDIAN RESERV.....	Indian Reservations
UMTRA.....	Uranium Mill Tailings Sites
FUDS.....	Formerly Used Defense Sites
RAATS.....	RCRA Administrative Action Tracking System
TRIS.....	Toxic Chemical Release Inventory System
TSCA.....	Toxic Substances Control Act
SSTS.....	Section 7 Tracking Systems
FTTS INSP.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

STATE OR LOCAL ASTM SUPPLEMENTAL

AST.....	Aboveground Petroleum Storage Tank Facilities
CLEANERS.....	Cleaner Facilities
CA WDS.....	Waste Discharge System
DEED.....	Deed Restriction Listing
NFA.....	No Further Action Determination
WIP.....	Well Investigation Program Case List
EMI.....	Emissions Inventory Data
REF.....	Unconfirmed Properties Referred to Another Agency
SCH.....	School Property Evaluation Program
NFE.....	Properties Needing Further Evaluation
CA SLIC.....	Statewide SLIC Cases
HAZNET.....	Facility and Manifest Data

EXECUTIVE SUMMARY

San Bern. Co. Permit..... Hazardous Material Permits

EDR PROPRIETARY HISTORICAL DATABASES

Coal Gas..... Former Manufactured Gas (Coal Gas) Sites

BROWNFIELDS DATABASES

US BROWNFIELDS..... A Listing of Brownfields Sites

US INST CONTROL..... Sites with Institutional Controls

VCP..... Voluntary Cleanup Program Properties

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were not identified.

Unmappable (orphan) sites are not considered in the foregoing analysis.

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

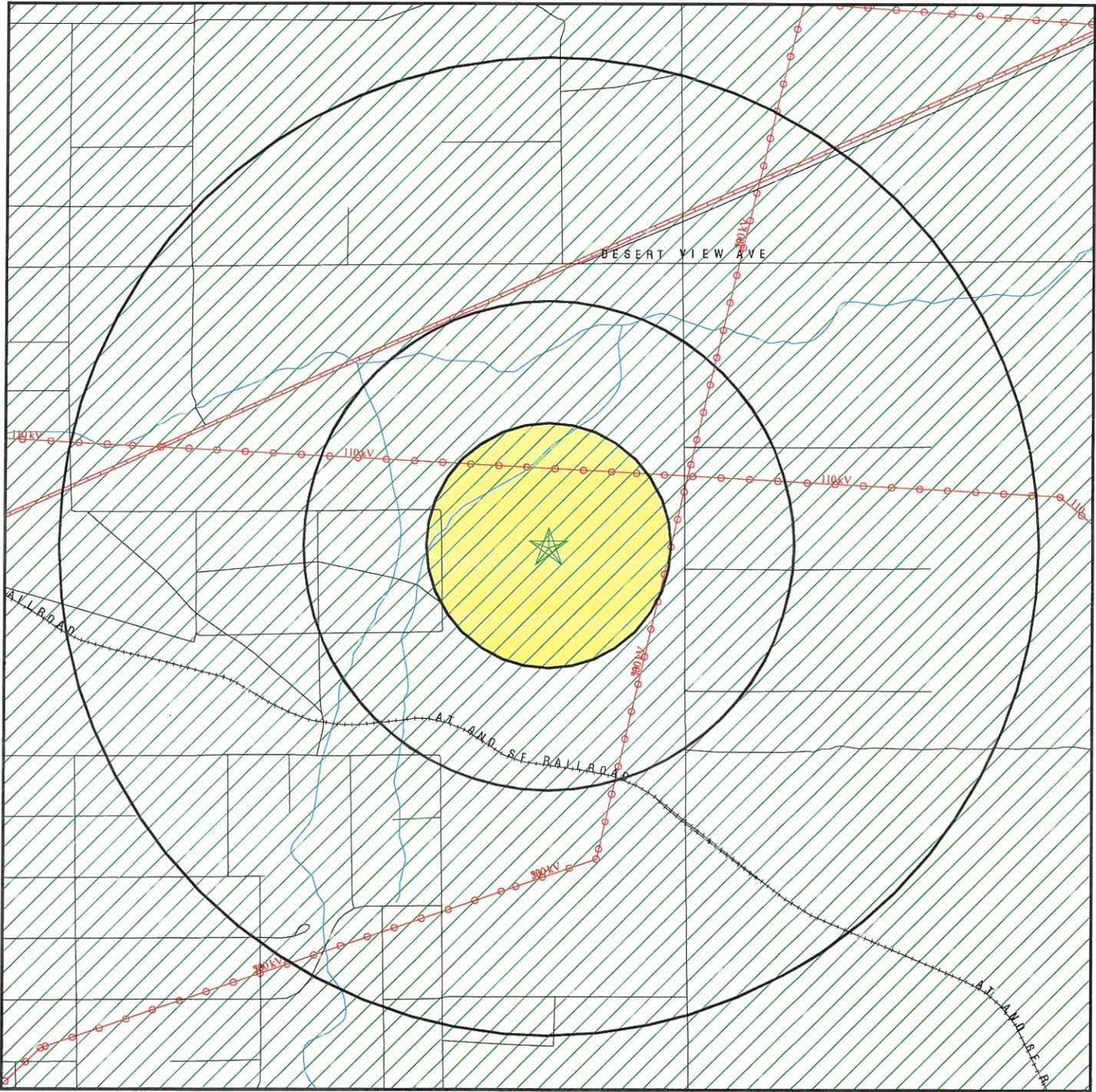
Site Name

WILD WASH ROAD WASTE TIRE SITE
APPLE VALLEY LIMITED VOLUME TRANSFER OP.
MOJAVE COACH WORKS

Database(s)

SWF/LF
SWF/LF
San Bern. Co. Permit

OVERVIEW MAP - 1433400.2s - All Phase Environmental, Inc.

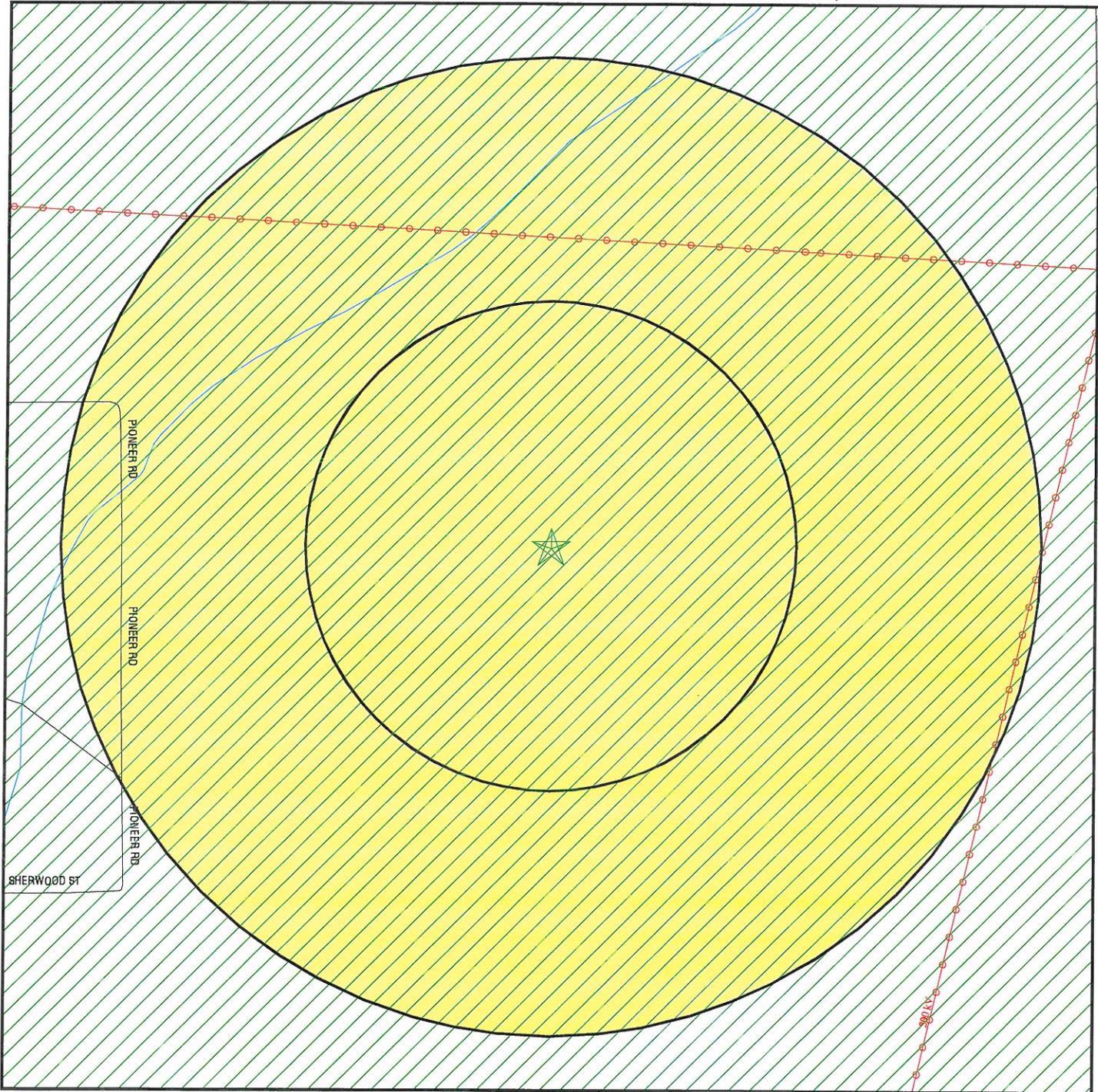


- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- ▨ National Priority List Sites
- ▨ Landfill Sites
- ▨ Dept. Defense Sites
- ▨ Indian Reservations BIA
- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- ▨ Areas of Concern

TARGET PROPERTY: Canyon View and Desert View ESA
ADDRESS: SW Desert View and Candida Rd
CITY/STATE/ZIP: Apple Valley CA 92308
LAT/LONG: 34.4347 / 117.0733

CUSTOMER: All Phase Environmental, Inc.
CONTACT: Doug Kochanowski
INQUIRY #: 1433400.2s
DATE: May 31, 2005 6:57 pm

DETAIL MAP - 1433400.2s - All Phase Environmental, Inc.



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- ⊠ Sensitive Receptors
- ⊠ National Priority List Sites
- ⊠ Landfill Sites
- ⊠ Dept. Defense Sites
- ⊠ Indian Reservations BIA
- ⊠ Power transmission lines
- ⊠ Oil & Gas pipelines
- ⊠ 100-year flood zone
- ⊠ 500-year flood zone
- ⊠ Areas of Concern

<p>TARGET PROPERTY: Canyon View and Desert View ESA ADDRESS: SW Desert View and Candida Rd CITY/STATE/ZIP: Apple Valley CA 92308 LAT/LONG: 34.4347 / 117.0733</p>	<p>CUSTOMER: All Phase Environmental, Inc. CONTACT: Doug Kochanowski INQUIRY #: 1433400.2s DATE: May 31, 2005 6:58 pm</p>
--	--

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<u>FEDERAL ASTM STANDARD</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
CERCLIS		0.500	0	0	0	NR	NR	0
CERC-NFRAP		0.250	0	0	NR	NR	NR	0
CORRACTS		1.000	0	0	0	0	NR	0
RCRA TSD		0.500	0	0	0	NR	NR	0
RCRA Lg. Quan. Gen.		0.250	0	0	NR	NR	NR	0
RCRA Sm. Quan. Gen.		0.250	0	0	NR	NR	NR	0
ERNS		TP	NR	NR	NR	NR	NR	0
<u>STATE ASTM STANDARD</u>								
AWP		1.000	0	0	0	0	NR	0
Cal-Sites		1.000	0	0	0	0	NR	0
CHMIRS		TP	NR	NR	NR	NR	NR	0
Cortese		0.500	0	0	0	NR	NR	0
Notify 65		1.000	0	0	0	0	NR	0
Toxic Pits		1.000	0	0	0	0	NR	0
State Landfill		0.500	0	0	0	NR	NR	0
WMUDS/SWAT		0.500	0	0	0	NR	NR	0
LUST		0.500	0	0	0	NR	NR	0
CA Bond Exp. Plan		1.000	0	0	0	0	NR	0
UST		0.250	0	0	NR	NR	NR	0
VCP		0.500	0	0	0	NR	NR	0
INDIAN LUST		0.500	0	0	0	NR	NR	0
INDIAN UST		0.250	0	0	NR	NR	NR	0
CA FID UST		0.250	0	0	NR	NR	NR	0
HIST UST		0.250	0	0	NR	NR	NR	0
<u>FEDERAL ASTM SUPPLEMENTAL</u>								
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
Delisted NPL		1.000	0	0	0	0	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
HMIRS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
NPL Liens		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
INDIAN RESERV		1.000	0	0	0	0	NR	0
UMTRA		0.500	0	0	0	NR	NR	0
FUDS		1.000	0	0	0	0	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Target Property</u>	<u>Search Distance (Miles)</u>	<u>< 1/8</u>	<u>1/8 - 1/4</u>	<u>1/4 - 1/2</u>	<u>1/2 - 1</u>	<u>> 1</u>	<u>Total Plotted</u>
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
<u>STATE OR LOCAL ASTM SUPPLEMENTAL</u>								
AST		TP	NR	NR	NR	NR	NR	0
CLEANERS		0.250	0	0	NR	NR	NR	0
CA WDS		TP	NR	NR	NR	NR	NR	0
DEED		0.500	0	0	0	NR	NR	0
NFA		0.250	0	0	NR	NR	NR	0
WIP		0.250	0	0	NR	NR	NR	0
EMI		TP	NR	NR	NR	NR	NR	0
REF		0.250	0	0	NR	NR	NR	0
SCH		0.250	0	0	NR	NR	NR	0
NFE		0.250	0	0	NR	NR	NR	0
SLIC		0.500	0	0	0	NR	NR	0
HAZNET		TP	NR	NR	NR	NR	NR	0
San Bern. Co. Permit		0.250	0	0	NR	NR	NR	0
<u>EDR PROPRIETARY HISTORICAL DATABASES</u>								
Coal Gas		1.000	0	0	0	0	NR	0
<u>BROWNFIELDS DATABASES</u>								
US BROWNFIELDS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
VCP		0.500	0	0	0	NR	NR	0

NOTES:

AQUIFLOW - see EDR Physical Setting Source Addendum

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

Site Database(s) EDR ID Number
EPA ID Number

Coal Gas Site Search: No site was found in a search of Real Property Scan's ENVIROHAZ database.

NO SITES FOUND

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
APPLE VALLEY	S106079173	WILD WASH ROAD WASTE TIRE SITE	ON APN: 0472-251-04-0000		SWF/LF
APPLE VALLEY	S102006208	APPLE VALLEY LIMITED VOLUME TRANSFER OP.	13401 LAGUNA SECA DRIVE		SWF/LF
APPLE VALLEY	S106717979	MOJAVE COACH WORKS	22448 OTTAWA RTE #4	92308	San Bern. Co. Permit

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Elapsed ASTM days: Provides confirmation that this EDR report meets or exceeds the 90-day updating requirement of the ASTM standard.

FEDERAL ASTM STANDARD RECORDS

NPL: National Priority List

Source: EPA

Telephone: N/A

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 04/28/05
Date Made Active at EDR: 05/16/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 05/04/05
Elapsed ASTM days: 12
Date of Last EDR Contact: 05/04/05

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 8
Telephone: 303-312-6774

EPA Region 4
Telephone 404-562-8033

Proposed NPL: Proposed National Priority List Sites

Source: EPA

Telephone: N/A

Date of Government Version: 04/27/05
Date Made Active at EDR: 05/16/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 05/04/05
Elapsed ASTM days: 12
Date of Last EDR Contact: 05/04/05

CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

Source: EPA

Telephone: 703-413-0223

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 02/15/05
Date Made Active at EDR: 04/06/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 03/22/05
Elapsed ASTM days: 15
Date of Last EDR Contact: 03/22/05

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Source: EPA

Telephone: 703-413-0223

As of February 1995, CERCLIS sites designated "No Further Remedial Action Planned" (NFRAP) have been removed from CERCLIS. NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly without the need for the site to be placed on the NPL, or the contamination was not serious enough to require Federal Superfund action or NPL consideration. EPA has removed approximately 25,000 NFRAP sites to lift the unintended barriers to the redevelopment of these properties and has archived them as historical records so EPA does not needlessly repeat the investigations in the future. This policy change is part of the EPA's Brownfields Redevelopment Program to help cities, states, private investors and affected citizens to promote economic redevelopment of unproductive urban sites.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 03/22/05
Date Made Active at EDR: 04/06/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 04/01/05
Elapsed ASTM days: 5
Date of Last EDR Contact: 04/01/05

CORRACTS: Corrective Action Report

Source: EPA

Telephone: 800-424-9346

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 03/29/05
Date Made Active at EDR: 05/16/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 04/11/05
Elapsed ASTM days: 35
Date of Last EDR Contact: 03/07/05

RCRA: Resource Conservation and Recovery Act Information

Source: EPA

Telephone: 800-424-9346

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. RCRAInfo replaces the data recording and reporting abilities of the Resource Conservation and Recovery Information System (RCRIS). The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month. Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month. Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month. Transporters are individuals or entities that move hazardous waste from the generator off-site to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 03/13/05
Date Made Active at EDR: 04/25/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 03/23/05
Elapsed ASTM days: 33
Date of Last EDR Contact: 03/23/05

ERNS: Emergency Response Notification System

Source: National Response Center, United States Coast Guard

Telephone: 202-260-2342

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/04
Date Made Active at EDR: 03/24/05
Database Release Frequency: Annually

Date of Data Arrival at EDR: 01/27/05
Elapsed ASTM days: 56
Date of Last EDR Contact: 04/25/05

FEDERAL ASTM SUPPLEMENTAL RECORDS

BRS: Biennial Reporting System

Source: EPA/NTIS

Telephone: 800-424-9346

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/01/01
Database Release Frequency: Biennially

Date of Last EDR Contact: 04/15/05
Date of Next Scheduled EDR Contact: 06/13/05

CONSENT: Superfund (CERCLA) Consent Decrees

Source: Department of Justice, Consent Decree Library

Telephone: Varies

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/14/04
Database Release Frequency: Varies

Date of Last EDR Contact: 04/26/05
Date of Next Scheduled EDR Contact: 07/25/05

ROD: Records Of Decision

Source: EPA
Telephone: 703-416-0223

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 01/10/05
Database Release Frequency: Annually

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

DELISTED NPL: National Priority List Deletions

Source: EPA
Telephone: N/A

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 04/28/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 05/04/05
Date of Next Scheduled EDR Contact: 08/01/05

FINDS: Facility Index System/Facility Identification Initiative Program Summary Report

Source: EPA
Telephone: N/A

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/11/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

HMIRS: Hazardous Materials Information Reporting System

Source: U.S. Department of Transportation
Telephone: 202-366-4555

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/31/04
Database Release Frequency: Annually

Date of Last EDR Contact: 04/19/05
Date of Next Scheduled EDR Contact: 07/18/05

MLTS: Material Licensing Tracking System

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 01/12/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

MINES: Mines Master Index File

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/11/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 03/30/05
Date of Next Scheduled EDR Contact: 06/27/05

NPL LIENS: Federal Superfund Liens

Source: EPA
Telephone: 202-564-4267

Federal Superfund Liens. Under the authority granted the USEPA by the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner receives notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/91
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 02/22/05
Date of Next Scheduled EDR Contact: 05/23/05

PADS: PCB Activity Database System

Source: EPA
Telephone: 202-564-3887

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

Date of Government Version: 03/30/05
Database Release Frequency: Annually

Date of Last EDR Contact: 05/10/05
Date of Next Scheduled EDR Contact: 08/08/05

DOD: Department of Defense Sites

Source: USGS
Telephone: 703-692-8801

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 10/01/03
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/08/05
Date of Next Scheduled EDR Contact: 05/09/05

UMTRA: Uranium Mill Tailings Sites

Source: Department of Energy
Telephone: 505-845-0011

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized. In 1978, 24 inactive uranium mill tailings sites in Oregon, Idaho, Wyoming, Utah, Colorado, New Mexico, Texas, North Dakota, South Dakota, Pennsylvania, and on Navajo and Hopi tribal lands, were targeted for cleanup by the Department of Energy.

Date of Government Version: 12/29/04
Database Release Frequency: Varies

Date of Last EDR Contact: 03/22/05
Date of Next Scheduled EDR Contact: 06/20/05

ODI: Open Dump Inventory

Source: Environmental Protection Agency
Telephone: 800-424-9346

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/85
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 05/23/95
Date of Next Scheduled EDR Contact: N/A

FUDS: Formerly Used Defense Sites

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/31/03
Database Release Frequency: Varies

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

INDIAN RESERV: Indian Reservations

Source: USGS
Telephone: 202-208-3710

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 10/01/03
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/08/05
Date of Next Scheduled EDR Contact: 05/09/05

US ENG CONTROLS: Engineering Controls Sites List

Source: Environmental Protection Agency
Telephone: 703-603-8867

A listing of sites with engineering controls in place. Engineering controls 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.

Date of Government Version: 01/10/05
Database Release Frequency: Varies

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

RAATS: RCRA Administrative Action Tracking System

Source: EPA
Telephone: 202-564-4104

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/95
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

TRIS: Toxic Chemical Release Inventory System

Source: EPA
Telephone: 202-566-0250

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/02
Database Release Frequency: Annually

Date of Last EDR Contact: 03/22/05
Date of Next Scheduled EDR Contact: 06/20/05

TSCA: Toxic Substances Control Act

Source: EPA
Telephone: 202-260-5521

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/02
Database Release Frequency: Every 4 Years

Date of Last EDR Contact: 04/05/05
Date of Next Scheduled EDR Contact: 06/06/05

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA
Telephone: 202-566-1667

Date of Government Version: 04/13/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/21/05
Date of Next Scheduled EDR Contact: 06/20/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

SSTS: Section 7 Tracking Systems

Source: EPA

Telephone: 202-564-5008

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/03

Date of Last EDR Contact: 04/19/05

Database Release Frequency: Annually

Date of Next Scheduled EDR Contact: 07/18/05

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA/Office of Prevention, Pesticides and Toxic Substances

Telephone: 202-566-1667

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/13/05

Date of Last EDR Contact: 03/21/05

Database Release Frequency: Quarterly

Date of Next Scheduled EDR Contact: 06/20/05

STATE OF CALIFORNIA ASTM STANDARD RECORDS

AWP: Annual Workplan Sites

Source: California Environmental Protection Agency

Telephone: 916-323-3400

Known Hazardous Waste Sites. California DTSC's Annual Workplan (AWP), formerly BEP, identifies known hazardous substance sites targeted for cleanup.

Date of Government Version: 02/07/05

Date of Data Arrival at EDR: 03/01/05

Date Made Active at EDR: 04/05/05

Elapsed ASTM days: 35

Database Release Frequency: Annually

Date of Last EDR Contact: 03/01/05

CAL-SITES: Calsites Database

Source: Department of Toxic Substance Control

Telephone: 916-323-3400

The Calsites database contains potential or confirmed hazardous substance release properties. In 1996, California EPA reevaluated and significantly reduced the number of sites in the Calsites database.

Date of Government Version: 02/07/05

Date of Data Arrival at EDR: 03/01/05

Date Made Active at EDR: 04/05/05

Elapsed ASTM days: 35

Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05

CHMIRS: California Hazardous Material Incident Report System

Source: Office of Emergency Services

Telephone: 916-845-8400

California Hazardous Material Incident Reporting System. CHMIRS contains information on reported hazardous material incidents (accidental releases or spills).

Date of Government Version: 12/31/03

Date of Data Arrival at EDR: 05/18/04

Date Made Active at EDR: 06/25/04

Elapsed ASTM days: 38

Database Release Frequency: Varies

Date of Last EDR Contact: 02/23/05

CORTESE: "Cortese" Hazardous Waste & Substances Sites List

Source: CAL EPA/Office of Emergency Information

Telephone: 916-323-9100

The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites). This listing is no longer updated by the state agency.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/01/01
Date Made Active at EDR: 07/26/01
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 05/29/01
Elapsed ASTM days: 58
Date of Last EDR Contact: 04/25/05

NOTIFY 65: Proposition 65 Records

Source: State Water Resources Control Board
Telephone: 916-445-3846

Proposition 65 Notification Records. NOTIFY 65 contains facility notifications about any release which could impact drinking water and thereby expose the public to a potential health risk.

Date of Government Version: 10/21/93
Date Made Active at EDR: 11/19/93
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 11/01/93
Elapsed ASTM days: 18
Date of Last EDR Contact: 04/18/05

TOXIC PITS: Toxic Pits Cleanup Act Sites

Source: State Water Resources Control Board
Telephone: 916-227-4364

Toxic PITS Cleanup Act Sites. TOXIC PITS identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

Date of Government Version: 07/01/95
Date Made Active at EDR: 09/26/95
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 08/30/95
Elapsed ASTM days: 27
Date of Last EDR Contact: 02/01/05

SWF/LF (SWIS): Solid Waste Information System

Source: Integrated Waste Management Board
Telephone: 916-341-6320

Active, Closed and Inactive Landfills. SWF/LF records typically contain an inventory of solid waste disposal facilities or landfills. These may be active or inactive facilities or open dumps that failed to meet RCRA Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 03/14/05
Date Made Active at EDR: 04/05/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 03/15/05
Elapsed ASTM days: 21
Date of Last EDR Contact: 03/15/05

WMUDS/SWAT: Waste Management Unit Database

Source: State Water Resources Control Board
Telephone: 916-227-4448

Waste Management Unit Database System. WMUDS is used by the State Water Resources Control Board staff and the Regional Water Quality Control Boards for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections Information, Waste Management Unit Information, SWAT Program Information, SWAT Report Summary Information, SWAT Report Summary Data, Chapter 15 (formerly Subchapter 15) Information, Chapter 15 Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information, and Interested Parties Information.

Date of Government Version: 04/01/00
Date Made Active at EDR: 05/10/00
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 04/10/00
Elapsed ASTM days: 30
Date of Last EDR Contact: 03/07/05

LUST: Geotracker's Leaking Underground Fuel Tank Report

Source: State Water Resources Control Board
Contact: San Bernardino County Fire Hazmat Division, (909) 386-8418

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/10/05
Date Made Active at EDR: 02/21/05
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 01/10/05
Elapsed ASTM days: 42
Date of Last EDR Contact: 04/13/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

CA BOND EXP. PLAN: Bond Expenditure Plan

Source: Department of Health Services

Telephone: 916-255-2118

Department of Health Services developed a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds. It is not updated.

Date of Government Version: 01/01/89

Date Made Active at EDR: 08/02/94

Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 07/27/94

Elapsed ASTM days: 6

Date of Last EDR Contact: 05/31/94

CA UST:

UST: Active UST Facilities

Source: SWRCB

Contact: San Bernardino County Fire Hazmat Division, (909) 386-8418

Active UST facilities gathered from the local regulatory agencies

Date of Government Version: 04/12/05

Date Made Active at EDR: 05/06/05

Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 04/13/05

Elapsed ASTM days: 23

Date of Last EDR Contact: 04/13/05

VCP: Voluntary Cleanup Program Properties

Source: Department of Toxic Substances Control

Telephone: 916-323-3400

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 02/07/05

Date Made Active at EDR: 03/31/05

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 03/01/05

Elapsed ASTM days: 30

Date of Last EDR Contact: 03/01/05

INDIAN LUST: Leaking Underground Storage Tanks on Indian Land

Source: Environmental Protection Agency

Telephone: 415-972-3372

LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 03/18/05

Date Made Active at EDR: 04/13/05

Database Release Frequency: Varies

Date of Data Arrival at EDR: 03/21/05

Elapsed ASTM days: 23

Date of Last EDR Contact: 02/22/05

INDIAN LUST: Leaking Underground Storage Tanks on Indian Land

Source: EPA Region 10

Telephone: 206-553-2857

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 02/02/05

Date Made Active at EDR: 03/28/05

Database Release Frequency: Varies

Date of Data Arrival at EDR: 02/02/05

Elapsed ASTM days: 54

Date of Last EDR Contact: 01/31/05

INDIAN UST: Underground Storage Tanks on Indian Land

Source: EPA Region 9

Telephone: 415-972-3368

Date of Government Version: 04/18/05

Date Made Active at EDR: 05/31/05

Database Release Frequency: Varies

Date of Data Arrival at EDR: 05/16/05

Elapsed ASTM days: 15

Date of Last EDR Contact: 05/16/05

CA FID UST: Facility Inventory Database

Source: California Environmental Protection Agency

Telephone: 916-341-5851

The Facility Inventory Database (FID) contains a historical listing of active and inactive underground storage tank locations from the State Water Resource Control Board. Refer to local/county source for current data.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/31/94
Date Made Active at EDR: 09/29/95
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 09/05/95
Elapsed ASTM days: 24
Date of Last EDR Contact: 12/28/98

HIST UST: Hazardous Substance Storage Container Database

Source: State Water Resources Control Board
Telephone: 916-341-5851

The Hazardous Substance Storage Container Database is a historical listing of UST sites. Refer to local/county source for current data.

Date of Government Version: 10/15/90
Date Made Active at EDR: 02/12/91
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 01/25/91
Elapsed ASTM days: 18
Date of Last EDR Contact: 07/26/01

STATE OF CALIFORNIA ASTM SUPPLEMENTAL RECORDS

AST: Aboveground Petroleum Storage Tank Facilities

Source: State Water Resources Control Board
Telephone: 916-341-5712

Registered Aboveground Storage Tanks.

Date of Government Version: 02/01/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 02/24/05
Date of Next Scheduled EDR Contact: 05/02/05

CLEANERS: Cleaner Facilities

Source: Department of Toxic Substance Control
Telephone: 916-327-4498

A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaner's agents; linen supply; coin-operated laundries and cleaning; drycleaning plants, except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

Date of Government Version: 04/18/05
Database Release Frequency: Annually

Date of Last EDR Contact: 04/15/05
Date of Next Scheduled EDR Contact: 07/04/05

CA WDS: Waste Discharge System

Source: State Water Resources Control Board
Telephone: 916-341-5227

Sites which have been issued waste discharge requirements.

Date of Government Version: 03/21/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/22/05
Date of Next Scheduled EDR Contact: 06/20/05

DEED: Deed Restriction Listing

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Site Mitigation and Brownfields Reuse Program Facility Sites with Deed Restrictions & Hazardous Waste Management Program Facility Sites with Deed / Land Use Restriction: The DTSC Site Mitigation and Brownfields Reuse Program (SMBRP) list includes sites cleaned up under the program's oversight and generally does not include current or former hazardous waste facilities that required a hazardous waste facility permit. The list represents deed restrictions that are active. Some sites have multiple deed restrictions. The DTSC Hazardous Waste Management Program (HWMP) has developed a list of current or former hazardous waste facilities that have a recorded land use restriction at the local county recorder's office. The land use restrictions on this list were required by the DTSC HWMP as a result of the presence of hazardous substances that remain on site after the facility (or part of the facility) has been closed or cleaned up. The types of land use restriction include deed notice, deed restriction, or a land use restriction that binds current and future owners.

Date of Government Version: 04/05/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

NFA: No Further Action Determination

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

This category contains properties at which DTSC has made a clear determination that the property does not pose a problem to the environment or to public health.

Date of Government Version: 02/07/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

EMI: Emissions Inventory Data

Source: California Air Resources Board
Telephone: 916-322-2990

Toxics and criteria pollutant emissions data collected by the ARB and local air pollution agencies.

Date of Government Version: 12/31/02
Database Release Frequency: Varies

Date of Last EDR Contact: 04/22/05
Date of Next Scheduled EDR Contact: 07/18/05

WIP: Well Investigation Program Case List

Source: Los Angeles Water Quality Control Board
Telephone: 213-576-6726

Well Investigation Program case in the San Gabriel and San Fernando Valley area.

Date of Government Version: 04/26/05
Database Release Frequency: Varies

Date of Last EDR Contact: 04/25/05
Date of Next Scheduled EDR Contact: 07/25/05

REF: Unconfirmed Properties Referred to Another Agency

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

This category contains properties where contamination has not been confirmed and which were determined as not requiring direct DTSC Site Mitigation Program action or oversight. Accordingly, these sites have been referred to another state or local regulatory agency.

Date of Government Version: 02/07/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

SCH: School Property Evaluation Program

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category depending on the level of threat to public health and safety or the environment they pose.

Date of Government Version: 02/07/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

NFE: Properties Needing Further Evaluation

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

This category contains properties that are suspected of being contaminated. These are unconfirmed contaminated properties that need to be assessed using the PEA process. PEA in Progress indicates properties where DTSC is currently conducting a PEA. PEA Required indicates properties where DTSC has determined a PEA is required, but not currently underway.

Date of Government Version: 02/07/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

SLIC: Statewide SLIC Cases

Source: State Water Resources Control Board
Contact: San Bernardino County Fire Hazmat Division, (909) 386-8418

The Spills, Leaks, Investigations, and Cleanups (SLIC) listings includes unauthorized discharges from spills and leaks, other than from underground storage tanks or other regulated sites.

Date of Government Version: 04/12/05
Database Release Frequency: Varies

Date of Last EDR Contact: 04/13/05
Date of Next Scheduled EDR Contact: 07/11/05

HAZNET: Facility and Manifest Data

Source: California Environmental Protection Agency
Telephone: 916-255-1136

Facility and Manifest Data. The data is extracted from the copies of hazardous waste manifests received each year by the DTSC. The annual volume of manifests is typically 700,000 - 1,000,000 annually, representing approximately 350,000 - 500,000 shipments. Data are from the manifests submitted without correction, and therefore many contain some invalid values for data elements such as generator ID, TSD ID, waste category, and disposal method.

Date of Government Version: 12/31/02
Database Release Frequency: Annually

Date of Last EDR Contact: 02/17/05
Date of Next Scheduled EDR Contact: 05/09/05

LOCAL RECORDS

ALAMEDA COUNTY:

Local Oversight Program Listing of UGT Cleanup Sites

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700

Date of Government Version: 02/14/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/25/05
Date of Next Scheduled EDR Contact: 07/25/05

Underground Tanks

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700

Date of Government Version: 02/15/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/25/05
Date of Next Scheduled EDR Contact: 07/25/05

CONTRA COSTA COUNTY:

Site List

Source: Contra Costa Health Services Department
Telephone: 925-646-2286

List includes sites from the underground tank, hazardous waste generator and business plan/2185 programs.

Date of Government Version: 03/04/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/28/05
Date of Next Scheduled EDR Contact: 05/30/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FRESNO COUNTY:

CUPA Resources List

Source: Dept. of Community Health

Telephone: 559-445-3271

Certified Unified Program Agency. CUPA's are responsible for implementing a unified hazardous materials and hazardous waste management regulatory program. The agency provides oversight of businesses that deal with hazardous materials, operate underground storage tanks or aboveground storage tanks.

Date of Government Version: 03/31/05

Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/19/05

Date of Next Scheduled EDR Contact: 05/09/05

KERN COUNTY:

Underground Storage Tank Sites & Tank Listing

Source: Kern County Environment Health Services Department

Telephone: 661-862-8700

Kern County Sites and Tanks Listing.

Date of Government Version: 12/13/04

Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/07/05

Date of Next Scheduled EDR Contact: 06/06/05

LOS ANGELES COUNTY:

List of Solid Waste Facilities

Source: La County Department of Public Works

Telephone: 818-458-5185

Date of Government Version: 02/01/05

Database Release Frequency: Varies

Date of Last EDR Contact: 02/18/05

Date of Next Scheduled EDR Contact: 05/16/05

City of El Segundo Underground Storage Tank

Source: City of El Segundo Fire Department

Telephone: 310-524-2236

Date of Government Version: 02/14/05

Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/14/05

Date of Next Scheduled EDR Contact: 05/16/05

City of Long Beach Underground Storage Tank

Source: City of Long Beach Fire Department

Telephone: 562-570-2543

Date of Government Version: 03/28/03

Database Release Frequency: Annually

Date of Last EDR Contact: 02/23/05

Date of Next Scheduled EDR Contact: 05/23/05

City of Torrance Underground Storage Tank

Source: City of Torrance Fire Department

Telephone: 310-618-2973

Date of Government Version: 03/24/05

Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/28/05

Date of Next Scheduled EDR Contact: 05/16/05

City of Los Angeles Landfills

Source: Engineering & Construction Division

Telephone: 213-473-7869

Date of Government Version: 03/01/05

Database Release Frequency: Varies

Date of Last EDR Contact: 03/18/05

Date of Next Scheduled EDR Contact: 06/13/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

HMS: Street Number List

Source: Department of Public Works
Telephone: 626-458-3517
Industrial Waste and Underground Storage Tank Sites.

Date of Government Version: 02/28/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/14/05
Date of Next Scheduled EDR Contact: 05/16/05

Site Mitigation List

Source: Community Health Services
Telephone: 323-890-7806
Industrial sites that have had some sort of spill or complaint.

Date of Government Version: 03/09/05
Database Release Frequency: Annually

Date of Last EDR Contact: 02/14/05
Date of Next Scheduled EDR Contact: 05/16/05

San Gabriel Valley Areas of Concern

Source: EPA Region 9
Telephone: 415-972-3178
San Gabriel Valley areas where VOC contamination is at or above the MCL as designated by region 9 EPA office.

Date of Government Version: 12/31/98
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 07/06/99
Date of Next Scheduled EDR Contact: N/A

MARIN COUNTY:

Underground Storage Tank Sites

Source: Public Works Department Waste Management
Telephone: 415-499-6647
Currently permitted USTs in Marin County.

Date of Government Version: 02/08/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/31/05
Date of Next Scheduled EDR Contact: 05/02/05

NAPA COUNTY:

Sites With Reported Contamination

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269

Date of Government Version: 03/29/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 03/28/05
Date of Next Scheduled EDR Contact: 06/27/05

Closed and Operating Underground Storage Tank Sites

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269

Date of Government Version: 03/29/05
Database Release Frequency: Annually

Date of Last EDR Contact: 03/28/05
Date of Next Scheduled EDR Contact: 06/27/05

ORANGE COUNTY:

List of Underground Storage Tank Cleanups

Source: Health Care Agency
Telephone: 714-834-3446
Orange County Underground Storage Tank Cleanups (LUST).

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/01/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/11/05
Date of Next Scheduled EDR Contact: 06/06/05

List of Underground Storage Tank Facilities

Source: Health Care Agency
Telephone: 714-834-3446
Orange County Underground Storage Tank Facilities (UST).

Date of Government Version: 03/01/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/11/05
Date of Next Scheduled EDR Contact: 06/06/05

List of Industrial Site Cleanups

Source: Health Care Agency
Telephone: 714-834-3446
Petroleum and non-petroleum spills.

Date of Government Version: 03/01/05
Database Release Frequency: Annually

Date of Last EDR Contact: 03/11/05
Date of Next Scheduled EDR Contact: 06/06/05

PLACER COUNTY:

Master List of Facilities

Source: Placer County Health and Human Services
Telephone: 530-889-7312
List includes aboveground tanks, underground tanks and cleanup sites.

Date of Government Version: 04/05/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 03/21/05
Date of Next Scheduled EDR Contact: 06/20/05

RIVERSIDE COUNTY:

Listing of Underground Tank Cleanup Sites

Source: Department of Public Health
Telephone: 951-358-5055
Riverside County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 02/14/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 07/18/05

Underground Storage Tank Tank List

Source: Health Services Agency
Telephone: 951-358-5055

Date of Government Version: 02/14/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 07/18/05

SACRAMENTO COUNTY:

CS - Contaminated Sites

Source: Sacramento County Environmental Management
Telephone: 916-875-8406

Date of Government Version: 04/06/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 05/06/05
Date of Next Scheduled EDR Contact: 08/01/05

ML - Regulatory Compliance Master List

Source: Sacramento County Environmental Management
Telephone: 916-875-8406

Any business that has hazardous materials on site - hazardous material storage sites, underground storage tanks, waste generators.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/30/04
Database Release Frequency: Quarterly

Date of Last EDR Contact: 02/04/05
Date of Next Scheduled EDR Contact: 05/02/05

SAN BERNARDINO COUNTY:

Hazardous Material Permits

Source: San Bernardino County Fire Department Hazardous Materials Division
Telephone: 909-387-3041

This listing includes underground storage tanks, medical waste handlers/generators, hazardous materials handlers, hazardous waste generators, and waste oil generators/handlers.

Date of Government Version: 03/25/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

SAN DIEGO COUNTY:

Solid Waste Facilities

Source: Department of Health Services
Telephone: 619-338-2209
San Diego County Solid Waste Facilities.

Date of Government Version: 08/01/00
Database Release Frequency: Varies

Date of Last EDR Contact: 02/22/05
Date of Next Scheduled EDR Contact: 05/23/05

Hazardous Materials Management Division Database

Source: Hazardous Materials Management Division
Telephone: 619-338-2268

The database includes: HE58 - This report contains the business name, site address, business phone number, establishment 'H' permit number, type of permit, and the business status. HE17 - In addition to providing the same information provided in the HE58 listing, HE17 provides inspection dates, violations received by the establishment, hazardous waste generated, the quantity, method of storage, treatment/disposal of waste and the hauler, and information on underground storage tanks. Unauthorized Release List - Includes a summary of environmental contamination cases in San Diego County (underground tank cases, non-tank cases, groundwater contamination, and soil contamination are included.)

Date of Government Version: 06/29/04
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/22/05
Date of Next Scheduled EDR Contact: 07/04/05

SAN FRANCISCO COUNTY:

Local Oversight Facilities

Source: Department Of Public Health San Francisco County
Telephone: 415-252-3920

Date of Government Version: 03/09/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

Underground Storage Tank Information

Source: Department of Public Health
Telephone: 415-252-3920

Date of Government Version: 03/09/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

SAN MATEO COUNTY:

Fuel Leak List

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921

Date of Government Version: 05/05/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/11/05
Date of Next Scheduled EDR Contact: 07/11/05

Business Inventory

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921

List includes Hazardous Materials Business Plan, hazardous waste generators, and underground storage tanks.

Date of Government Version: 05/12/05
Database Release Frequency: Annually

Date of Last EDR Contact: 04/11/05
Date of Next Scheduled EDR Contact: 07/11/05

SANTA CLARA COUNTY:

Fuel Leak Site Activity Report

Source: Santa Clara Valley Water District
Telephone: 408-265-2600

Date of Government Version: 03/29/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 03/29/05
Date of Next Scheduled EDR Contact: 06/27/05

Hazardous Material Facilities

Source: City of San Jose Fire Department
Telephone: 408-277-4659

Date of Government Version: 01/14/05
Database Release Frequency: Annually

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

SOLANO COUNTY:

Leaking Underground Storage Tanks

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770

Date of Government Version: 04/18/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 06/13/05

Underground Storage Tanks

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770

Date of Government Version: 04/18/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 06/13/05

SONOMA COUNTY:

Leaking Underground Storage Tank Sites

Source: Department of Health Services
Telephone: 707-565-6565

Date of Government Version: 04/25/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/25/05
Date of Next Scheduled EDR Contact: 07/25/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

SUTTER COUNTY:

Underground Storage Tanks

Source: Sutter County Department of Agriculture
Telephone: 530-822-7500

Date of Government Version: 01/29/04
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 07/04/05

VENTURA COUNTY:

Inventory of Illegal Abandoned and Inactive Sites

Source: Environmental Health Division
Telephone: 805-654-2813
Ventura County Inventory of Closed, Illegal Abandoned, and Inactive Sites.

Date of Government Version: 08/01/04
Database Release Frequency: Annually

Date of Last EDR Contact: 02/23/05
Date of Next Scheduled EDR Contact: 05/23/05

Listing of Underground Tank Cleanup Sites

Source: Environmental Health Division
Telephone: 805-654-2813
Ventura County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 03/01/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/18/05
Date of Next Scheduled EDR Contact: 06/13/05

Underground Tank Closed Sites List

Source: Environmental Health Division
Telephone: 805-654-2813
Ventura County Operating Underground Storage Tank Sites (UST)/Underground Tank Closed Sites List.

Date of Government Version: 03/30/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/15/05
Date of Next Scheduled EDR Contact: 07/11/05

Business Plan, Hazardous Waste Producers, and Operating Underground Tanks

Source: Ventura County Environmental Health Division
Telephone: 805-654-2813
The BWT list indicates by site address whether the Environmental Health Division has Business Plan (B), Waste Producer (W), and/or Underground Tank (T) information.

Date of Government Version: 03/01/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/18/05
Date of Next Scheduled EDR Contact: 06/13/05

YOLO COUNTY:

Underground Storage Tank Comprehensive Facility Report

Source: Yolo County Department of Health
Telephone: 530-666-8646

Date of Government Version: 04/19/05
Database Release Frequency: Annually

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 07/18/05

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

California Regional Water Quality Control Board (RWQCB) LUST Records

LUST REG 1: Active Toxic Site Investigation

Source: California Regional Water Quality Control Board North Coast (1)

Telephone: 707-576-2220

Del Norte, Humboldt, Lake, Mendocino, Modoc, Siskiyou, Sonoma, Trinity counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/01/01

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 02/23/05

Date of Next Scheduled EDR Contact: 05/23/05

LUST REG 2: Fuel Leak List

Source: California Regional Water Quality Control Board San Francisco Bay Region (2)

Telephone: 510-286-0457

Date of Government Version: 09/30/04

Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/11/05

Date of Next Scheduled EDR Contact: 07/11/05

LUST REG 3: Leaking Underground Storage Tank Database

Source: California Regional Water Quality Control Board Central Coast Region (3)

Telephone: 805-549-3147

Date of Government Version: 05/19/03

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 02/14/05

Date of Next Scheduled EDR Contact: 05/16/05

LUST REG 4: Underground Storage Tank Leak List

Source: California Regional Water Quality Control Board Los Angeles Region (4)

Telephone: 213-576-6600

Los Angeles, Ventura counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/07/04

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 03/29/05

Date of Next Scheduled EDR Contact: 06/27/05

LUST REG 5: Leaking Underground Storage Tank Database

Source: California Regional Water Quality Control Board Central Valley Region (5)

Telephone: 916-464-3291

Date of Government Version: 04/01/05

Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/19/05

Date of Next Scheduled EDR Contact: 07/04/05

LUST REG 6L: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Lahontan Region (6)

Telephone: 916-542-5424

For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/09/03

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 04/12/05

Date of Next Scheduled EDR Contact: 06/06/05

LUST REG 6V: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Victorville Branch Office (6)

Telephone: 760-346-7491

Date of Government Version: 08/09/04

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 04/15/05

Date of Next Scheduled EDR Contact: 07/04/05

LUST REG 7: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Colorado River Basin Region (7)

Telephone: 760-346-7491

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/26/04
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 03/29/05
Date of Next Scheduled EDR Contact: 06/27/05

LUST REG 8: Leaking Underground Storage Tanks

Source: California Regional Water Quality Control Board Santa Ana Region (8)
Telephone: 951-782-4130

California Regional Water Quality Control Board Santa Ana Region (8). For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/14/05
Database Release Frequency: Varies

Date of Last EDR Contact: 02/08/05
Date of Next Scheduled EDR Contact: 05/09/05

LUST REG 9: Leaking Underground Storage Tank Report

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980

Orange, Riverside, San Diego counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 03/01/01
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 04/19/05
Date of Next Scheduled EDR Contact: 07/18/05

California Regional Water Quality Control Board (RWQCB) SLIC Records

SLIC REG 1: Active Toxic Site Investigations

Source: California Regional Water Quality Control Board, North Coast Region (1)
Telephone: 707-576-2220

Date of Government Version: 04/03/03
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 02/23/05
Date of Next Scheduled EDR Contact: 05/23/05

SLIC REG 2: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-286-0457

Any contaminated site that impacts groundwater or has the potential to impact groundwater.

Date of Government Version: 09/30/04
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/11/05
Date of Next Scheduled EDR Contact: 07/11/05

SLIC REG 3: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-549-3147

Any contaminated site that impacts groundwater or has the potential to impact groundwater.

Date of Government Version: 05/16/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 05/16/05
Date of Next Scheduled EDR Contact: 08/15/05

SLIC REG 4: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: Region Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6600

Any contaminated site that impacts groundwater or has the potential to impact groundwater.

Date of Government Version: 11/17/04
Database Release Frequency: Varies

Date of Last EDR Contact: 04/25/05
Date of Next Scheduled EDR Contact: 07/25/05

SLIC REG 5: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-3291

Unregulated sites that impact groundwater or have the potential to impact groundwater.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/01/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/05/05
Date of Next Scheduled EDR Contact: 07/04/05

SLIC REG 6L: SLIC Sites

Source: California Regional Water Quality Control Board, Lahontan Region
Telephone: 530-542-5574

Date of Government Version: 09/07/04
Database Release Frequency: Varies

Date of Last EDR Contact: 03/07/05
Date of Next Scheduled EDR Contact: 06/06/05

SLIC REG 6V: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: Regional Water Quality Control Board, Victorville Branch
Telephone: 619-241-6583

Date of Government Version: 01/25/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/18/05
Date of Next Scheduled EDR Contact: 07/04/05

SLIC REG 7: SLIC List

Source: California Regional Quality Control Board, Colorado River Basin Region
Telephone: 760-346-7491

Date of Government Version: 11/24/04
Database Release Frequency: Varies

Date of Last EDR Contact: 02/22/05
Date of Next Scheduled EDR Contact: 05/23/05

SLIC REG 8: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: California Region Water Quality Control Board Santa Ana Region (8)
Telephone: 951-782-3298

Date of Government Version: 07/01/04
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 04/06/05
Date of Next Scheduled EDR Contact: 07/04/05

SLIC REG 9: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980

Date of Government Version: 09/10/04
Database Release Frequency: Annually

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

EDR PROPRIETARY HISTORICAL DATABASES

Former Manufactured Gas (Coal Gas) Sites: The existence and location of Coal Gas sites is provided exclusively to EDR by Real Property Scan, Inc. ©Copyright 1993 Real Property Scan, Inc. For a technical description of the types of hazards which may be found at such sites, contact your EDR customer service representative.

Disclaimer Provided by Real Property Scan, Inc.

The information contained in this report has predominantly been obtained from publicly available sources produced by entities other than Real Property Scan. While reasonable steps have been taken to insure the accuracy of this report, Real Property Scan does not guarantee the accuracy of this report. Any liability on the part of Real Property Scan is strictly limited to a refund of the amount paid. No claim is made for the actual existence of toxins at any site. This report does not constitute a legal opinion.

BROWNFIELDS DATABASES

VCP: Voluntary Cleanup Program Properties

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/07/05
Database Release Frequency: Quarterly

Date of Last EDR Contact: 03/01/05
Date of Next Scheduled EDR Contact: 05/30/05

US BROWNFIELDS: A Listing of Brownfields Sites

Source: Environmental Protection Agency
Telephone: 202-566-2777

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 01/10/05
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 03/14/05
Date of Next Scheduled EDR Contact: 06/13/05

US INST CONTROL: Sites with Institutional Controls

Source: Environmental Protection Agency
Telephone: 703-603-8867

A listing of sites with institutional controls in place. Institutional controls 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.

Date of Government Version: 01/10/05
Database Release Frequency: Varies

Date of Last EDR Contact: 04/04/05
Date of Next Scheduled EDR Contact: 07/04/05

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

Oil/Gas Pipelines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

Electric Power Transmission Line Data

Source: PennWell Corporation
Telephone: (800) 823-6277

This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

AHA Hospitals:

Source: American Hospital Association, Inc.
Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Licensed Facilities

Source: Department of Social Services

Telephone: 916-657-4041

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 from the U.S. Fish and Wildlife Service.

STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

CANYON VIEW AND DESERT VIEW ESA
SW DESERT VIEW AND CANDIDA RD
APPLE VALLEY, CA 92308

TARGET PROPERTY COORDINATES

Latitude (North):	34.434700 - 34° 26' 4.9"
Longitude (West):	117.073303 - 117° 4' 23.9"
Universal Transverse Mercator:	Zone 11
UTM X (Meters):	493265.4
UTM Y (Meters):	3810163.0
Elevation:	3161 ft. above sea level

EDR's GeoCheck Physical Setting Source Addendum has been developed to assist the environmental professional with the collection of physical setting source information in accordance with ASTM 1527-00, Section 7.2.3. Section 7.2.3 requires that a current USGS 7.5 Minute Topographic Map (or equivalent, such as the USGS Digital Elevation Model) be reviewed. It also requires that one or more additional physical setting sources be sought when (1) conditions have been identified in which hazardous substances or petroleum products are likely to migrate to or from the property, and (2) more information than is provided in the current USGS 7.5 Minute Topographic Map (or equivalent) is generally obtained, pursuant to local good commercial or customary practice, to assess the impact of migration of recognized environmental conditions in connection with the property. Such additional physical setting sources generally include information about the topographic, hydrologic, hydrogeologic, and geologic characteristics of a site, and wells in the area.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata. EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

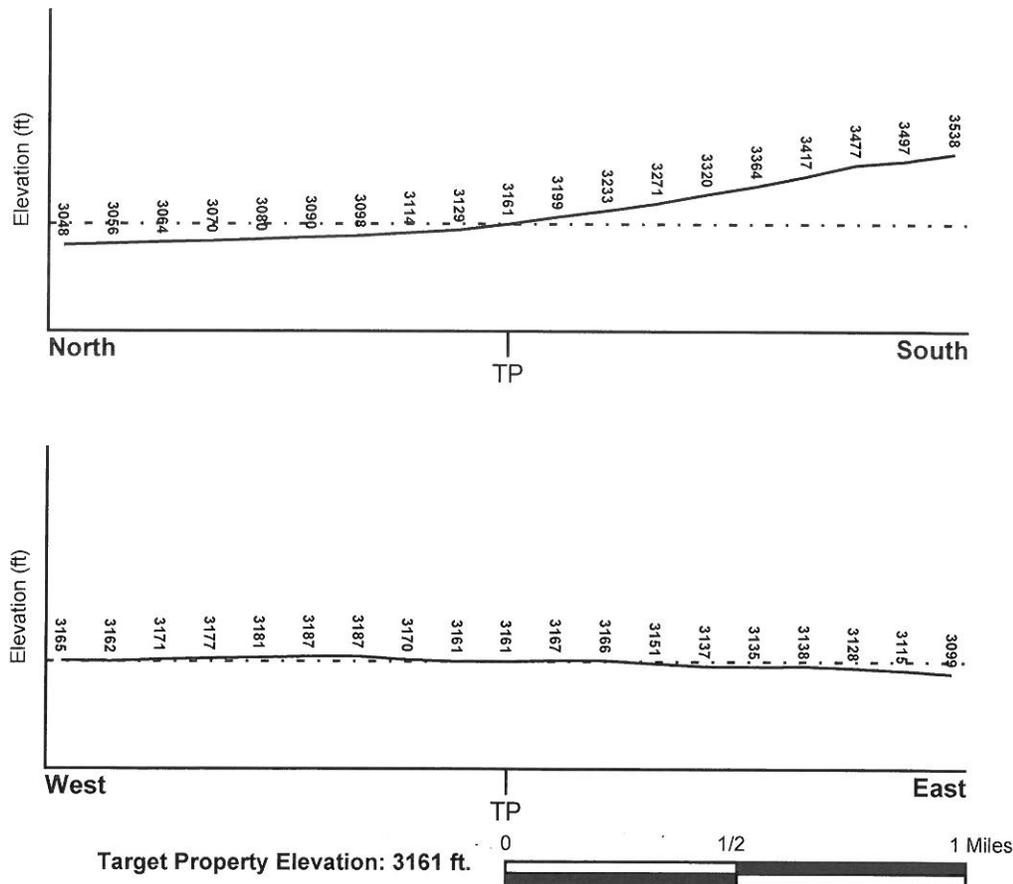
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

USGS Topographic Map: 34117-D1 FIFTEENMILE VALLEY, CA
 General Topographic Gradient: General North
 Source: USGS 7.5 min quad index

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

<u>Target Property County</u> SAN BERNARDINO, CA	FEMA Flood <u>Electronic Data</u> YES - refer to the Overview Map and Detail Map
Flood Plain Panel at Target Property:	06071C6550F
Additional Panels in search area:	Not Reported

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u> NOT AVAILABLE	NWI Electronic <u>Data Coverage</u> Not Available
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HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data:*

Search Radius:	1.25 miles
Status:	Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

* ©1996 Site-specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

Era: Cenozoic
System: Quaternary
Series: Quaternary
Code: Q (decoded above as Era, System & Series)

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps. The following information is based on Soil Conservation Service STATSGO data.

Soil Component Name: CAJON
Soil Surface Texture: loamy sand
Hydrologic Group: Class A - High infiltration rates. Soils are deep, well drained to excessively drained sands and gravels.
Soil Drainage Class: Somewhat excessive. Soils have high hydraulic conductivity and low water holding capacity. Depth to water table is more than 6 feet.

Hydric Status: Soil does not meet the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: MODERATE

Depth to Bedrock Min: > 60 inches

Depth to Bedrock Max: > 60 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Permeability Rate (in/hr)	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 8.40 Min: 7.40
2	7 inches	13 inches	sand	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 8.40 Min: 7.40
3	13 inches	25 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 8.40 Min: 7.40
4	25 inches	45 inches	gravelly - sand	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 8.40 Min: 7.40
5	45 inches	60 inches	stratified	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 8.40 Min: 7.40

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures: fine sandy loam
loam
loamy fine sand
sandy loam
coarse sand
gravelly - fine sand
coarse sandy loam
loamy coarse sand

Surficial Soil Types: fine sandy loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

loam
 loamy fine sand
 sandy loam
 coarse sand
 gravelly - fine sand
 coarse sandy loam
 loamy coarse sand

Shallow Soil Types: loamy sand
 sandy loam
 clay loam
 sandy clay loam
 loam
 gravelly - sandy loam

Deeper Soil Types: silt loam
 sandy loam
 very gravelly - loamy sand
 loamy fine sand

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

According to ASTM E 1527-00, Section 7.2.2, "one or more additional state or local sources of environmental records may be checked, in the discretion of the environmental professional, to enhance and supplement federal and state sources... Factors to consider in determining which local or additional state records, if any, should be checked include (1) whether they are reasonably ascertainable, (2) whether they are sufficiently useful, accurate, and complete in light of the objective of the records review (see 7.1.1), and (3) whether they are obtained, pursuant to local, good commercial or customary practice." One of the record sources listed in Section 7.2.2 is water well information. Water well information can be used to assist the environmental professional in assessing sources that may impact groundwater flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
1	USGS3133732	1/2 - 1 Mile NE
2	USGS3133833	1/2 - 1 Mile SSW
3	USGS3133757	1/2 - 1 Mile NW

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
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GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

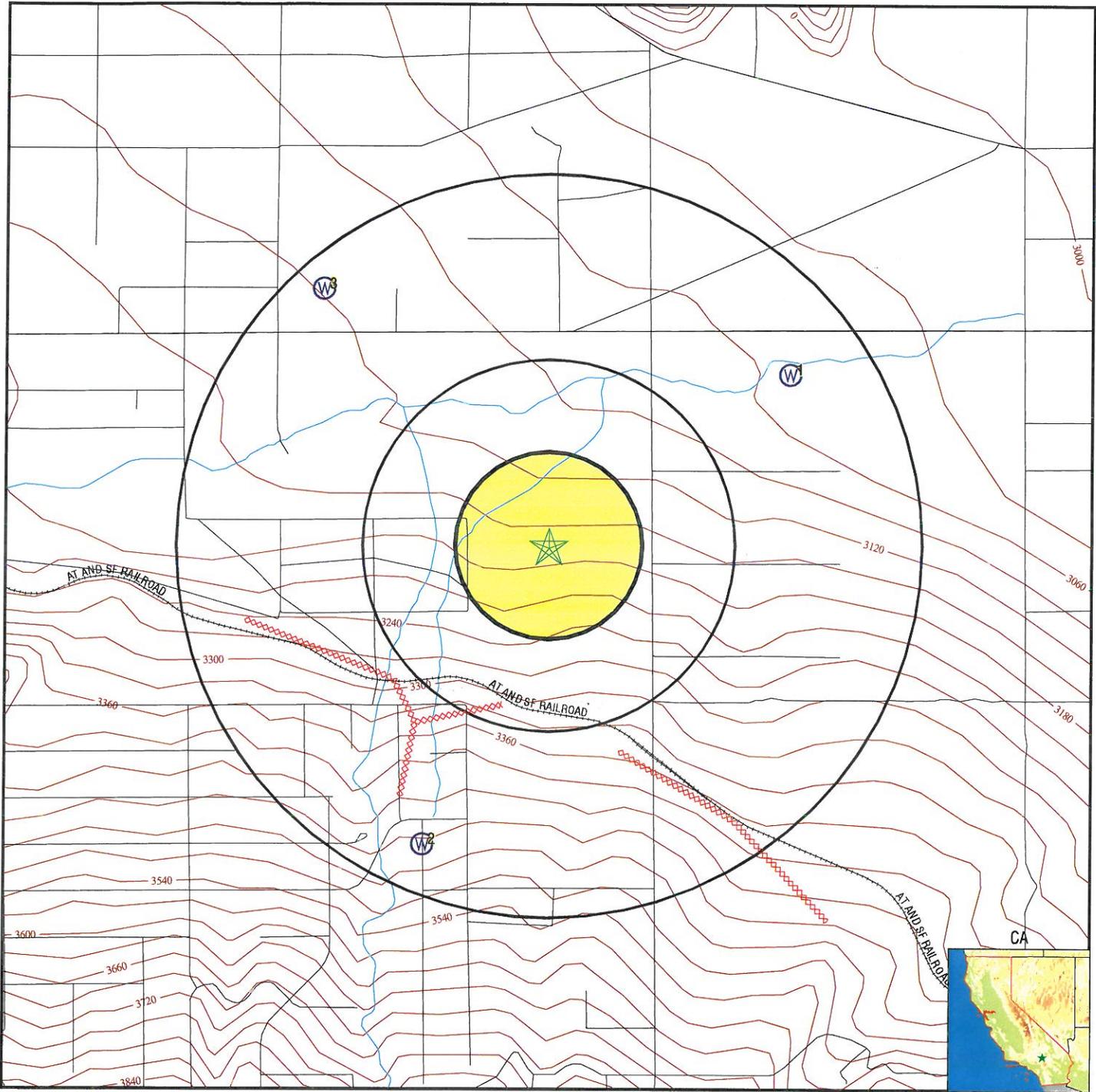
MAP ID	WELL ID	LOCATION FROM TP
<u>No PWS System Found</u>	<u></u>	<u></u>

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

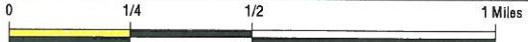
MAP ID	WELL ID	LOCATION FROM TP
<u>No Wells Found</u>	<u></u>	<u></u>

PHYSICAL SETTING SOURCE MAP - 1433400.2s



- County Boundary
- Major Roads
- Contour Lines
- Earthquake Fault Lines
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons

- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Closest Hydrogeological Data
- Oil, gas or related wells



<p>TARGET PROPERTY: Canyon View and Desert View ESA ADDRESS: SW Desert View and Candida Rd CITY/STATE/ZIP: Apple Valley CA 92308 LAT/LONG: 34.4347 / 117.0733</p>	<p>CUSTOMER: All Phase Environmental, Inc. CONTACT: Doug Kochanowski INQUIRY #: 1433400.2s DATE: May 31, 2005 6:58 pm</p>
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GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
 Direction
 Distance
 Elevation

	Database	EDR ID Number
1		
NE	FED USGS	USGS3133732
1/2 - 1 Mile		
Lower		

Agency cd:	USGS	Site no:	342629117034001
Site name:	004N002W14C001S		
Latitude:	342629		
Longitude:	1170340	Dec lat:	34.44138896
Dec lon:	-117.06198325	Coor meth:	M
Coor accr:	F	Latlong datum:	NAD27
Dec latlong datum:	NAD83	District:	06
State:	06	County:	071
Country:	US	Land net:	Not Reported
Location map:	DEEP CREEK	Map scale:	Not Reported
Altitude:	3040	Altitude method:	M
Altitude accuracy:	20	Altitude datum:	NGVD29
Hydrologic:	Not Reported		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	Not Reported
Date inventoried:	19570110	Mean greenwich time offset:	PST
Local standard time flag:	Y	Type of ground water site:	Single well, other than collector or Ranney type
Aquifer Type:	Not Reported		
Aquifer:	Not Reported		
Well depth:	147	Hole depth:	Not Reported
Source of depth data:	other reported	Project number:	Not Reported
Real time data flag:	0	Daily flow data begin date:	0000-00-00
Daily flow data end date:	0000-00-00	Daily flow data count:	0
Peak flow data begin date:	0000-00-00	Peak flow data end date:	0000-00-00
Peak flow data count:	0	Water quality data begin date:	0000-00-00
Water quality data end date:	0000-00-00	Water quality data count:	0
Ground water data begin date:	1957-01-10	Ground water data end date:	1957-01-10
Ground water data count:	1		

Ground-water levels, Number of Measurements: 1

	Feet below	Feet to
Date	Surface	Sealevel

1957-01-10

Note: The site was dry (no water level recorded).

2
SSW
1/2 - 1 Mile
Higher

FED USGS USGS3133833

Agency cd:	USGS	Site no:	342523117044201
Site name:	004N002W22F001S		
Latitude:	342523		
Longitude:	1170442	Dec lat:	34.42305623
Dec lon:	-117.07920588	Coor meth:	M
Coor accr:	F	Latlong datum:	NAD27
Dec latlong datum:	NAD83	District:	06
State:	06	County:	071
Country:	US	Land net:	Not Reported
Location map:	DEEP CREEK	Map scale:	Not Reported

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Altitude:	3460	Altitude method:	M
Altitude accuracy:	20	Altitude datum:	NGVD29
Hydrologic:	Southern Mojave. California. Area = 8700 sq.mi.		
Topographic:	Hillside (slope)		
Site type:	Ground-water other than Spring	Date construction:	1947
Date inventoried:	19570110	Mean greenwich time offset:	PST
Local standard time flag:	Y	Type of ground water site:	Single well, other than collector or Ranney type
Aquifer Type:	Not Reported		
Aquifer:	Not Reported		
Well depth:	855	Hole depth:	Not Reported
Source of depth data:	other reported	Project number:	Not Reported
Real time data flag:	0	Daily flow data begin date:	0000-00-00
Daily flow data end date:	0000-00-00	Daily flow data count:	0
Peak flow data begin date:	0000-00-00	Peak flow data end date:	0000-00-00
Peak flow data count:	0	Water quality data begin date:	0000-00-00
Water quality data end date:	0000-00-00	Water quality data count:	0
Ground water data begin date:	1950-00-00	Ground water data end date:	1950-00-00
Ground water data count:	1		

Ground-water levels, Number of Measurements: 1

Date	Feet below Surface	Feet to Sealevel

1950	450	

3
NW
1/2 - 1 Mile
Lower

FED USGS USGS3133757

Agency cd:	USGS	Site no:	342641117045901
Site name:	004N002W10N001S		
Latitude:	342641		
Longitude:	1170459	Dec lat:	34.44472213
Dec lon:	-117.08392831	Coor meth:	M
Coor accr:	F	Latlong datum:	NAD27
Dec latlong datum:	NAD83	District:	06
State:	06	County:	071
Country:	US	Land net:	Not Reported
Location map:	LAKE ARROWHEAD	Map scale:	Not Reported
Altitude:	3095.0	Altitude method:	M
Altitude accuracy:	20	Altitude datum:	NGVD29
Hydrologic:	Southern Mojave. California. Area = 8700 sq.mi.		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	19601101
Date inventoried:	19630326	Mean greenwich time offset:	PST
Local standard time flag:	Y	Type of ground water site:	Single well, other than collector or Ranney type
Aquifer Type:	Not Reported		
Aquifer:	Not Reported		
Well depth:	300	Hole depth:	Not Reported
Source of depth data:	other reported	Project number:	Not Reported
Real time data flag:	Not Reported	Daily flow data begin date:	Not Reported
Daily flow data end date:	Not Reported	Daily flow data count:	Not Reported
Peak flow data begin date:	Not Reported	Peak flow data end date:	Not Reported
Peak flow data count:	Not Reported	Water quality data begin date:	Not Reported
Water quality data end date:	Not Reported	Water quality data count:	Not Reported
Ground water data begin date:	Not Reported	Ground water data end date:	Not Reported
Ground water data count:	Not Reported		

Ground-water levels, Number of Measurements: 0

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

State Database: CA Radon

Radon Test Results

Zip	Total Sites	> 4 Pci/L	Pct. > 4 Pci/L
92308	2	0	0.00

Federal EPA Radon Zone for SAN BERNARDINO County: 2

- Note: Zone 1 indoor average level > 4 pCi/L.
 : Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
 : Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for SAN BERNARDINO COUNTY, CA

Number of sites tested: 18

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.678 pCi/L	100%	0%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	Not Reported	Not Reported	Not Reported	Not Reported

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002. 7.5-Minute DEMs correspond to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps.

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 from the U.S. Fish and Wildlife Service.

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STATE RECORDS

California Drinking Water Quality Database

Source: Department of Health Services
Telephone: 916-324-2319

The database includes all drinking water compliance and special studies monitoring for the state of California since 1984. It consists of over 3,200,000 individual analyses along with well and water system information.

California Oil and Gas Well Locations for District 2, 3, 5 and 6

Source: Department of Conservation
Telephone: 916-323-1779

RADON

State Database: CA Radon

Source: Department of Health Services
Telephone: 916-324-2208
Radon Database for California

Area Radon Information

Source: USGS
Telephone: 703-356-4020

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones

Source: EPA
Telephone: 703-356-4020
Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

California Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary fault lines, prepared in 1975 by the United State Geological Survey. Additional information (also from 1975) regarding activity at specific fault lines comes from California's Preliminary Fault Activity Map prepared by the California Division of Mines and Geology.