

PHASE I ENVIRONMENTAL SITE ASSESSMENT

**SADRI PROPERTY
TAX LOT 200, MAP 1S1025
TILLAMOOK, OREGON**

PREPARED FOR:

TILLAMOOK COUNTY, OREGON

P.O. Box 649
Wilsonville, Oregon 97070
(503) 682-2500

Project #1420.02
September 29, 2015

PHASE I ENVIRONMENTAL SITE ASSESSMENT

SADRI PROPERTY
TAX LOT 200, MAP 1S1025
TILLAMOOK, OREGON

PREPARED FOR

TILLAMOOK COUNTY, OREGON

This report is for the exclusive use of the client and is not to be relied upon by other parties. It is not to be photographed, photocopied, or similarly reproduced in total or in part without the expressed written consent of the client and Anderson Geological.

Prepared by
Anderson Geological, Inc.
P.O. Box 649
Wilsonville, Oregon 97070
(503) 682-2500

Project No: 1420.02

TABLE OF CONTENTS

1.0 EXECUTIVE SUMMARY1

2.0 INTRODUCTION2

 2.1 Location and Client Information4

 2.2 Purpose4

 2.3 Scope of Work4

 2.4 Non-ASTM Method Scope of Work5

 2.5 Significant Assumptions5

 2.6 Limitations and Exceptions5

 2.7 Special Terms and Conditions6

 2.8 User Reliance7

3.0 SITE DESCRIPTION8

 3.1 Location and Legal Description8

 3.2 Site and Vicinity General Characteristics8

 3.3 Current Use of the Subject Property8

 3.4 Description of Structures, Roads, Other Improvements on the Site8

4.0 USER-PROVIDED INFORMATION9

 4.1 Title Records9

 4.2 Environmental Liens or Activity and Use Limitations9

 4.3 Specialized Knowledge9

 4.4 Commonly Known or Reasonably Ascertainable Information9

 4.5 Valuation Reduction for Environmental Issues9

 4.6 Owner, Property Manager and Occupant Information9

 4.7 Reason for Performing Phase One10

 4.8 Other Information Provided by the User10

5.0 RECORDS REVIEW11

 5.1 Standard Environmental Record Sources11

 5.2 Additional Environmental Record Sources21

 5.3 Physical Setting Source(s)22

 5.4 Historical Use Information – Subject Property23

6.0 SITE RECONNAISSANCE30

 6.1 Methodology and Limiting Conditions30

 6.2 General Site Setting30

 6.3 Exterior and Interior Observations31

 6.4 Current Use of Adjoining Properties32

7.0 INTERVIEWS33

 7.1 Interview with Owner33

 7.2 Interview with Site Manager33

 7.3 Interviews with Occupants33

 7.4 Interview with Local Government Officials33

 7.5 Interview with Others33

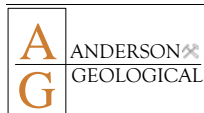
8.0 EVALUATION34

 8.1 Findings and Opinion34

 8.2 Conclusions35

 8.3 Signature of Environmental Professional35

 8.4 Qualifications of Environmental Professional36



FIGURES

- Figure 1 – Site Location Map
- Figure 2 – Site and Vicinity Plan
- Figure 3 – Site Detail and Former Mill Features
- Figure 4 – Aerial Photograph (2005)
- Figure 5 – Aerial Photograph (1994)
- Figure 6 - Aerial Photograph (1980)
- Figure 7 – Aerial Photograph (1970)
- Figure 8 – Aerial Photograph (1960)
- Figure 9– Aerial Photograph (1953)
- Figure 10 – Aerial Photograph (1945)
- Figure 11 – Aerial Photograph (1939)

SITE PHOTOGRAPHS**APPENDICES**

APPENDIX A – Historical Research Documentation, References

APPENDIX B – Regulatory Environmental Database Documentation

APPENDIX C – Interview Documentation, Environmental Field Checklist, Property Owner Questionnaire

APPENDIX D – Contract Between User and Environmental Professional

APPENDIX E – Qualifications of the Environmental Professional

1.0 EXECUTIVE SUMMARY

This Phase I Environmental Site Assessment (ESA) was conducted by Anderson Geological, Inc.(AGI) for the property located known as Tillamook Co. Map No. 1S1025, Tax lot 200, Tillamook, Oregon (Sadri Property). The project was performed in general accordance with ASTM Standard E1527-13, *Standard Practice for Environmental Site Assessments; Phase I Environmental Site Assessment Process*.

This Phase I ESA was completed for Tillamook County to satisfy a requirement for a grant from the Oregon Watershed Enhancement Board (OWEB) to be used for acquiring the property as part of the Southern Flow Corridor (SFC) project. The purpose of the SFC project is to permanently restore and protect tidal wetland habitats at the confluence of the Wilson and Trask Rivers.

The subject property consists of a 65.98-acre property that is currently undeveloped forested wetland. The property is bordered to the north by Hoquarten Slough and is isolated from the slough by a levee. A small opening in the levee allow water between the slough and marshes on the interior of the property.

The subject property was undeveloped until the 1920's when the Tillamook Spruce Veneer Company opened a veneer mill on the east end of the property near Douglas Street and Front Avenue. The mill was built on pilings in the low-lying, marshy area. Logs were transported to the mill from Hoquarten Slough and into a narrow inlet on the north side of the mill. The mill included saws, dry kilns, a woodworking house, a boiler house, machine shop and oil house. It is believed that the mill was powered by steam generated from wood waste from the mill.

In 1944, the mill was abandoned and a new mill (referred to as the west mill), operated by Aberdeen Plywood Company, was constructed west of the original mill. A log pond was created in the low-lying area west of the mill and the Hoquarten Slough inlet was no longer used for log delivery to the mill. The entire mill was also built on pilings and had a lathe room, a filing room (saw and knife sharpening), a clipper room (for trimming veneer) and a power room. A second log pond was created west of the existing pond in the mid- to late-1950's.

The west mill reportedly operated on diesel-powered equipment. Given the high water table and marshy conditions around the mill, the fuel tank would likely have been located above-ground. The green veneer was shipped from the new mill to the company's plywood plant in Tacoma, Washington for further processing. There is no evidence that plywood manufacturing was ever performed on the subject property.

The mill closed in the mid-1960's and the log ponds were drained. Fill material, possibly from the areas around the former mill buildings, was placed on the southeast corner of the west log pond around the same time as the closure of the mill. The fill material was sampled during a recent environmental site assessment in 2014. No contaminants were identified in the material.

Several phases of environmental sampling have been completed on the subject property and the adjacent properties to the east as part of identifying and characterizing contaminants in soil, groundwater and sediment on the subject property. The execution of the SFC project will include extensive removal of soil on the Sadri property and the adjacent properties to the east to create an unimpeded channel for floodwater in Hoquarten Slough.

Contaminants consisting of petroleum hydrocarbons (diesel and heavy oil), polynuclear aromatic hydrocarbons and metals have been identified in the soils in three areas around the former mill sites and on the properties to the east that exceed risk-based concentrations for human exposure and ecological screening levels. The impacted soils will be removed during the SFC project, which has been described in a Contaminated Media Management Plan. Most of the contaminated soils will be disposed of in an engineered disposal cell located between the Sadri property and Front Street. The more heavily-contaminated soil will be landfilled. The remediation is being completed under the oversight of the Oregon Department of Environmental Quality through a Prospective Purchaser Agreement with DEQ.

The following *recognized environmental condition* was identified in connection with the subject property:

- Contaminants have been identified in the shallow soil in various locations of the Sadri Property where veneer mills previously operated. The concentrations of the contaminants exceed various human and ecological risk-based levels.

The property is in the process of being acquired by Tillamook County through the use of a Prospective Purchaser Agreement (PPA) with Oregon DEQ. Through the PPA, the property will be remediated by Tillamook County in 2016 as part of the Southern Flow Corridor Project. A Contaminated Media Management Plan, which describes the process and goals of the remediation, has been accepted by Oregon DEQ.

The PPA is being executed under a Consent order, which will provide Tillamook County with a release from liability for claims by the State of Oregon under ORS 465.200 to 465.545 and 465.990, 466.640, and 468B.310 regarding existing hazardous substance releases at or from the property. The proposed consent order will also provide Tillamook County with third party liability protection.

Recommendation: With the PPA in place and the Contaminated Media Management Plan accepted by DEQ, no additional assessment or remediation is recommended until the scheduled remediation of the property commences in 2016.

2.0 INTRODUCTION

2.1 Location and Client Information

Site Location:

Tax map 1S1025, Tax Lot 0200
Tillamook, Oregon 97141

Client Data:

Tillamook County, Oregon
201 Laurel Ave.,
Tillamook, Oregon 97141
Attn: Mr. Paul Levesque

2.2 Purpose

This Phase I Environmental Site Assessment was conducted by AGI for the above-referenced site. The purpose of the Phase One was to identify *recognized environmental conditions* associated with the subject property to assess the likelihood that contamination from *hazardous substances* or *petroleum products* may exist on the subject property either from past or present use of the subject property or nearby properties. The project was performed in general accordance with the ASTM Standard Practice for conducting Phase I Environmental Site Assessments (Designation E 1527-13). This practice is intended to permit a user to satisfy one of the requirements to qualify for the innocent landowner, contiguous property owner, or bona fide prospective purchaser limitations on CERCLA liability.

2.3 Scope of Work

The scope of work for the project included the following elements:

1. Subject property identification and visual survey for the presence of hazardous substances and petroleum products;
2. Review federal, state and local agency listings for releases of hazardous substances, institutional controls and engineering controls on the subject property and adjacent areas;
3. Review of historic maps, historic occupants and the nature of past property usage;
4. Review of available soils, geology or environmental reports for the subject property or in the vicinity of the subject property;
5. Interviews with persons knowledgeable about the subject property;
6. Preparation of the report which summarizes observations, sources utilized, and findings, conclusions and recommendations relating to the presence or likely presence of hazardous substances or petroleum products on the subject property.

The reader is referred to AGI's proposal/contract (Appendix D) to provide a Phase I Environmental Site Assessment for a description of our scope of work.

2.4 Non-ASTM Method Scope of Work

No non-ASTM issues were included in the scope of work.

2.5 Significant Assumptions

This study is intended to reduce, but not eliminate, uncertainty regarding the potential for *recognized environmental conditions* in connection with the subject property, within reasonable limits of time and cost. It is assumed that the user has provided AGI with any specialized knowledge or experience that is material to *recognized environmental conditions* in connection with the property, including the reason why the property may have a significantly lower purchase price than comparable properties, if applicable (ASTM E1527-13, Section 6.5).

In general, groundwater flow direction has been determined based on topography in the vicinity of the subject property, i.e. the assumption that shallow groundwater flow will follow topography, or on other available resources. No site-specific field measurements of groundwater flow direction, e.g. installation of groundwater monitoring wells, have been performed.

Based on this interpretation, AGI has reviewed regulatory agency information for sites that 1) are located in a presumed upgradient direction that, further based on proximity and knowledge of potential contaminant fate and transport, may present a potential to impact the subject property, and 2) are located in an area such that vapors of volatile contaminants are capable of encroaching on the subject property.

2.6 Limitations and Exceptions

Unless noted otherwise, the scope of work is limited to elements of the ASTM standard. Non-ASTM scope issues (e.g. radon, compliance audits, geotechnical investigations, etc.) were not addressed unless noted above in Section 2.4 and in our contract provided in Appendix D.

The ASTM method does not require a search interval of less than 5 years. This search interval is not guaranteed to identify all prior tenants or occupants of the subject property.

The term "Recognized Environmental Conditions" is defined in paragraph 3.2.74 of ASTM E1527-13 and the complete text is included in the Glossary of this document. Users of this report are encouraged to review the report in its entirety and specifically to consider the existence of all site conditions described in this report and not merely those classified herein as *recognized environmental conditions*.

When an assessment is completed without surface exploration or chemical screening of soil and groundwater beneath the site, as in this study, no statement of scientific certainty can be made regarding latent subsurface conditions, which may be the result of on-site or off-site sources. AGI is not able to represent that the site or adjoining land contains no hazardous waste, oil, or other latent conditions beyond that detected or observed by AGI during the study.

The findings and conclusions of this report, therefore, are not scientific certainties, but rather, are based on professional judgment concerning the significance of the data gathered during the course of the Phase I. The conclusions in this report are not to be considered a legal opinion as to the client's duty concerning due diligence relating to potential liabilities in leasing, owning, or purchasing real estate. This report is based on information provided by others. Anderson Geological is not responsible for inaccuracies or lack of truthfulness of owners, prior owners, or others who are interviewed.

The ASTM standard requires that the history of the subject property be traced to the first developed use. This requires that the investigator review sources that are *publicly available, are available within a reasonable time and cost, and are reasonably ascertainable and considered practically reviewable*, as defined under the ASTM standard. In addition, these criteria are applied keeping in mind sources that are likely to provide information concerning possible recognized environmental conditions at the subject property. AGI has reviewed all sources of information that we consider meeting these criteria. In cases where the history of the property is not traced to prior to its first developed use, this condition is considered a *data failure*, and not an exception to the required scope of work.

2.7 Special Terms and Conditions

There are no special terms and conditions.

2.8 User Reliance

AGI acknowledges that the client (“User”) may rely upon the information, findings, opinion and conclusions set forth in this report, subject to the conditions and limitations contained in this report and as set forth in our contract (see Appendix D). The report provides information on the property only as specified in the scope of work and is based on subject property conditions at the time of the study. It was prepared in accordance with the standard of care of our profession. No warranties, expressed or implied, are made.

3.0 SITE DESCRIPTION

3.1 Location and Legal Description

Address, City, State: (No situs address)
Map, Tax Lot: Tillamook Co. Map No. 1S1025, Tax lot 200
Township, Range, Section: T1S, R10W Section 25 (Willamette Meridian)
Acreage: 65.98 acres

A Site Location Map is included with this report under the Figures tab.

3.2 Site and Vicinity General Characteristics

The subject property is a spruce forest wetland located along Hoquarten Slough on the north side of the town of Tillamook. Levees and dikes have created marshes and ponds on the east end of the property that were previously the site of log ponds. Properties to the south of the subject property are developed with single-family homes and commercial and industrial businesses. Other adjacent properties are undeveloped.

The Site Plan is included under the *Figures* tab. Photographs taken during the recent site reconnaissance are included under the *Photographs* tab.

3.3 Current Use of the Subject Property

The subject property is currently undeveloped forest, forested wetland and marshes. There are no improvements on the site.

3.4 Description of Structures, Roads, Other Improvements on the Site

There are no structures on the subject property except for the remnants of two concrete structures associated with two former veneer mills. These structures are described in section 6.2 of this report.

There are no roads on the subject property. A narrow trail was recently cleared through the trees and brush on the east end of the property along the tops of the dikes and levees. A gated dirt road on the adjacent property to the east also provides access to a portion of the subject property.

4.0 USER-PROVIDED INFORMATION

4.1 Title Records

A preliminary title report from Ticor Title Company of Oregon (dated September 12, 2013) was provided to Anderson Geological by Tillamook County. No environmental liens, or other issues that identify potential recognized environmental conditions, were listed on the title report.

4.2 Environmental Liens or Activity and Use Limitations

The User of this report is identified as Tillamook County, Oregon. Mr. Paul Levesque, Chief of Staff, Tillamook County Board of Commissioners, provided the user-provided information for this report. Mr. Levesque indicated having no knowledge of environmental liens against the subject property, or limitations related to environmental conditions.

4.3 Specialized Knowledge

Mr. Levesque indicated that he has no specialized knowledge of the subject property.

4.4 Commonly Known or Reasonably Ascertainable Information

Mr. Levesque indicated having no commonly known or reasonably ascertainable information that may be material to AGI's identification of recognized environmental conditions on the subject property, except for his knowledge of the history of the subject property as a sawmill and veneer plant beginning in the 1920's.

4.5 Valuation Reduction for Environmental Issues

Mr. Levesque stated that the property has not been devalued, compared to comparable properties, as a result of environmental conditions at the subject property or surrounding properties.

4.6 Owner, Property Manager and Occupant Information

The subject property is currently owned and managed by the Asghar R. Sadri Family Trust.

4.7 Reason for Performing Phase One

This Phase I Environmental Assessment was requested by Tillamook County to identify possible recognized environmental conditions prior to acquiring the subject property through a Prospective Purchaser Agreement with the Oregon Department of Environmental Quality (DEQ).

4.8 Other Information Provided by the User

No other information was provided by the User.

5.0 RECORDS REVIEW

5.1 Standard Environmental Record Sources

A search of State environmental agency and U.S. Environmental Protection Agency (EPA) listings was performed (a copy of the database search report is included in Appendix B). The purpose of this search is to identify potential, suspected, or known sources of contamination on, or in the area of, the subject property. The database searched the various agency listings for different approximate minimum search distances from the subject property, based upon the relative potential threat represented by each listing as established in the ASTM method.

Only those sites that appear to pose a potential environmental concern to the subject property are discussed below. All other listed sites are considered to be of low concern to the subject property based on presumed groundwater flow direction, distance from the site, regulatory status (e.g. the agency file is closed) or other physical factors.

The ASTM standard requires that, if the subject property or adjoining property is identified in the government records search, then pertinent regulatory records or files should be reviewed, at the discretion of the environmental professional. If the environmental professional's opinion is that a file review is not warranted, the Phase I ESA report must include justification for not conducting the review. As an alternative to a file review, alternative sources such as user-provided records, records from local government agencies, and interviews with regulatory officials can be conducted.

Federal NPL

The National Priorities List (NPL) is the Environmental Protection Agency (EPA) database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund Program.

The subject property is not listed as a federal NPL site. **No NPL sites are located within one mile of the subject property.**

Federal CERCLIS List

The Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) list is a compilation of sites that the EPA has investigated or is currently investigating for a release or threatened release of hazardous substances.

The subject property is not listed as a CERCLIS facility. **No Federal CERCLIS sites are listed within one-half mile of the subject property.**

Federal CERCLIS NFRAP Sites List

The CERCLIS No Further Remedial Action Planned (NFRAP) List is a compilation of sites that the EPA has investigated, and has determined that the facility does not pose a threat to human health or the environment, under the CERCLA framework.

The subject property is not listed as a CERCLIS-NFRAP facility. **No CERCLIS-NFRAP sites are listed within ½ mile of the subject property.**

Federal Resource Conservation and Recovery Act (RCRA) CORRACTS TSD Facilities List

The EPA Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Treatment, Storage and Disposal (TSD) database is a compilation by the EPA of reporting facilities that treat, store or dispose of hazardous waste. The CORRACTS database is the EPA's list of treatment storage or disposal facilities subject to corrective action under RCRA.

The subject property is not listed as a RCRA CORRACTS TSD facility. **No RCRA CORRACTS TSD facility are listed within one mile of the subject property.**

Federal Resource Conservation and Recovery Act (RCRA) Non-CORRACTS TSD Facilities List

The RCRA TSD database is a compilation by the EPA of reporting facilities that treat, store or dispose of hazardous waste.

The subject property is not listed as a RCRA-TSD facility. **No RCRA TSD sites are listed within one-half mile of the subject property.**

Federal RCRA Generator List

The RCRA program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Generators database is a compilation by the EPA of reporting facilities that generate hazardous waste.

The subject property is not listed as a RCRA facility. **No RCRA Generator facilities are listed within one-quarter mile of the subject property.**

Federal Emergency Response Notification System (ERNS)

The Emergency Response Notification System (ERNS) is a national database used to collect information or reported release of oil or hazardous substances.

No ERNS sites were listed on the subject property or on the adjacent properties.

State CERCLIS-Equivalent List

The Oregon DEQ maintains a State CERCLIS-equivalent list (STATE) of sites under investigation that could be actually or potentially contaminated and presenting a possible threat to human health and the environment.

The subject property is listed as a State CERCLIS facility, and is discussed below. Fifteen additional STATE sites are listed within one mile of the subject property. One of the sites is located adjacent to the subject property and is discussed below. The remaining sites are located either downgradient or across-gradient of the subject property and are therefore not expected to pose a significant environmental concern to the subject property.

Sadri Property (Subject Property)
1S/10W/S25 Tillamook 97141
ECSI #5899

The properties referred to as the Sadri Property (subject property) and the East Parcels are located within the boundaries of the Southern Flow Corridor Project, which is being implemented to improve the flow of flood waters in the area and reduce flooding in developed areas of Tillamook.

The activities planned for the SFC project on the Sadri Property and the adjacent East Parcels will include the excavation of soils to a common elevation of 8 feet above mean sea level, which will involve removal of up to 7 feet of soil from the properties. Contaminated soils were identified on various areas of the Sadri Property and East Parcels as a result of past releases of hazardous substances while the Sadri Property was the site of two plywood veneer mills and the East Parcels were the site of uncontrolled dumping of household and construction waste.

In January and May 2014, AGI collected samples of soil, sediment and groundwater from locations around the Sadri Property and the East Parcels for the purpose of identifying areas which may have been impacted by releases of hazardous substances from the former mill activities. The sampling was completed from shallow soil borings and test pits. The sampled areas consist of areas referred to as the West Mill, East Mill, Former Sawdust Burner and the East Parcels (including the Schmidt Property).

Disposal options for the excavated materials were developed based on the concentrations of contaminants, the soils were classified as either Type 1, Type 2 and Type 3 soils.

Type 1 soils contain contaminants below ecological screening levels and DEQ Clean Fill Criteria. There are no restrictions on the disposal of these soils. Type 2 soils contain contaminants above ecological screening levels but below DEQ Clean Fill Criteria. These soils can be covered and capped in an engineered on-site or off-site disposal cell. Type 3 soils contain contaminants above ecological screening levels and DEQ Clean Fill Criteria. These soils can be covered and capped in an engineered on-site disposal cell or landfilled at a Subtitle D landfill.

West Mill

Contaminants in this area consist of diesel- and heavy oil-fraction petroleum hydrocarbons, polynuclear aromatic hydrocarbons, and metals (cadmium and lead) that originated primarily from a waste dump from the mill that included metal and wood scraps and used oil filters. Groundwater was also impacted in this area. It is estimated that approximately 2,300 cubic yards of Types 2 and 3 contaminated soil and fill will be removed in this area. Some of these materials are heavily-contaminated and will require placement in a Subtitle D landfill.

East Mill

Contaminants in this area also consist of diesel- and heavy oil-fraction petroleum hydrocarbons, polynuclear aromatic hydrocarbons, and metals (cadmium and lead) that originated primarily from the area around a boiler and mechanic's shop on the north end of the former mill. Groundwater was not significantly impacted in this area. It is estimated that approximately 3,300 cubic yards of Types 2 and 3 contaminated soil and fill will be removed in this area.

Former Sawdust Burner

Contaminants in this area consist of polynuclear aromatic hydrocarbons. Low concentrations of dioxins and furans were detected in the soil, however none of the concentrations exceeded human or ecological screening levels. that originated primarily from the area around a boiler and mechanic's shop on the north end of the former mill. Groundwater was not significantly impacted in this area. It is estimated that approximately 700 cubic yards of Types 2 and 3 contaminated soil and fill will be removed in this area.

East Parcels

The East Parcels are not part of the subject property (as defined in this Phase I Assessment), however they were included in the sampled area since they are part of the SFC project. Contaminants on the East Parcels also consist of diesel- and heavy oil-fraction petroleum hydrocarbons, polynuclear aromatic hydrocarbons, and metals (cadmium, lead and mercury). Contaminants originated from a garbage dump on the west end of the East Parcels and also from other fill material in non-specific areas of the site. It is estimated that approximately 14,500 cubic yards of Types 2 and 3 contaminated soil and fill will be removed in this area. Some of these materials are heavily-contaminated and will require placement in a Subtitle D landfill.

A soil disposal cell, to be located on a property adjacent to the Sadri property, was designed for the disposal of most of the Types 2 and 3 soils removed from the Sadri property and East Parcels. The cell will include a passive methane venting system. Grubbing of the Sadri property and East Parcels is planned for January 2016, with the removal of soils beginning later in 2016. Upon completion of the soil removal, the finished, excavated ground surface will be left exposed for natural re-vegetation.

A Contaminated Media Management Plan (CMMP) has been developed to assist in the proper management, handling and disposal or reuse of contaminated materials that are being removed from the Sadri Property and East Parcels. A copy of the CMMP is included in Appendix A.

Tillamook County is in the process of purchasing the Sadri property in December 2015 under a Prospective Purchaser Agreement (PPA) through Oregon DEQ. The PPA is being executed under a Consent order, which will provide Tillamook County with a release from liability for claims by the State of Oregon under ORS 465.200 to 465.545 and 465.990, 466.640, and 468B.310 regarding existing hazardous substance releases at or from the property. The

proposed consent order will also provide Tillamook County with third party liability protection.

Unpermitted Landfill - Front & Douglas Street (Schmidt Property)
Front St. and Douglas St.
ECSI #1360
Adjacent to east of Subject Property

In July 1985 A DEQ inspection (in response to a citizen complaint) found that solid waste was being disposed of on-site without a DEQ permit. The complaint alleged that the property owner encouraged others to use the property for waste disposal. Wastes disposed of on-site are thought to have included skinned animal carcasses, kitchen garbage, demolition debris, fresh concrete batch excesses and possibly concrete truck wash-down slurries. There has been no indication that hazardous substances have been disposed of at the site.

In July 1985, DEQ made the following request to the property owner: "We request that you immediately cease further disposal of solid waste on this property...(and) to close the disposal site by submitting a closure plan...prior to August 5, 1985. A DEQ site visit on October 25, 1995 indicated no obvious wastes at the site, with the exception of concrete batch excesses. The site was secured by an iron gate and a "No Trespassing" sign.

In May 2011, seven soil samples and eight groundwater samples were collected from various locations on the property by DEQ's contractor (Hart Crowser). The samples were analyzed for Total Petroleum Hydrocarbons (TPH-HCID) and metals. Selected samples were also analyzed for gasoline, diesel, heavy oil, volatile organic compounds (VOCs), polycyclic aromatic hydrocarbons (PAHs), and polychlorinated biphenyls (PCBs).

Soil samples contained TPH up to 7,400 milligrams per kilogram (mg/kg) and low concentrations of VOCs and PAHs. No PCBs were detected in the soil samples. The samples contained low concentrations of arsenic, lead, chromium and zinc. The concentrations of benzo(a)pyrene and chromium only slightly exceeded the residential risk-based concentration (RBC) and the concentration of arsenic only slightly exceeded the naturally-occurring background concentration. DEQ considered the risk from these concentrations to be insignificant.

Groundwater samples contained TPH up to 125 micrograms per liter (ug/l) and low concentrations of VOCs and PAHs. The samples contained arsenic (31 ug/l), chromium (160 ug/l), copper (190 ug/l), lead (640 ug/l), mercury (0.94 ug/l) and zinc (600 ug/l). The use of groundwater locally for drinking water or other higher-risk uses is not expected. The

concentrations of TPH, PAHs, VOCs, and metals did not pose an unacceptable risk to human or ecological receptors.

DEQ recommended that a health and safety plan be developed prior to site development activities. Solid waste on the property should be recycled or disposed of in accordance with local and state regulations. Oregon DEQ issued a No Further Action letter for the site on December 22, 2011.

Additional soil sampling was completed in May and September 2014 as part of the assessment of the area for the Southern Flow Corridor (SFC) project. The samples were collected from test pits for the purpose of determining the disposal options for the soils that are to be removed during the SFC project ("take" soils) and to assess the remaining soil surface ("leave" soils) for contaminants. Contaminant concentrations in the soils were generally consistent with the previous findings in 2011.

Evidence of a garbage dump was later observed in a test pit completed on the former Schmidt Property in 2014. The refuse consisted of ash and scraps of plastic and metal, fabric and shoes. A soil sample collected from this layer contained heavy oil and elevated concentrations of cadmium and lead. Most or all of the East Parcels are believed to underlain by fill material, including large pieces of concrete.

Solid Waste/Landfill Facilities (SWLF)

A database of SWLF is prepared by Oregon DEQ.

The subject property is not listed as a SWLF facility. **No SWLF facilities are listed within one-half mile of the subject property.**

State Leaking Underground Storage Tank List (LUST)

The Oregon DEQ compiles lists of all leaks of hazardous substances from underground storage tanks.

The subject property is not listed as a LUST facility. Twenty-one LUST facilities are listed within one-half mile of the subject property. Four of the sites are located adjacent or immediately upgradient of the subject property and are discussed below. All of the remaining sites are either located downgradient or cross-gradient from the subject property or have been

cleaned up to the satisfaction of Oregon DEQ and are therefore not expected to pose a significant environmental concern to the subject property.

Erskine Oil Bulk Plant

4 Elm Ave.

DEQ File #29-92-0087

50 feet southeast of subject property

On April 14, 1992, an extensive soil and groundwater cleanup began at this site. The contamination was the result of releases of gasoline and diesel fuel to soil and groundwater from leaking underground fuel tanks and poor product handling procedures. The contamination extended to depths of up to 10 feet below ground surface (bgs).

The cleanup involved the removal of more than 2,000 cubic yards of petroleum-contaminated soil and the installation of a groundwater recovery system. Twelve groundwater monitoring wells were installed on the site, including one near the south end of the subject property (well #MW-6). Groundwater was observed as shallow as a few inches bgs. The groundwater flow direction was generally to the northeast or northwest. The groundwater monitoring well nearest the subject property was sampled on five different occasions for BTEX (benzene, ethylbenzene, toluene, and xylene components of gasoline) between May 1992 and April 1993. No BTEX was ever detected in the well. The static water levels during that period ranged from 4 to 6 feet bgs. The contaminants in the soil and groundwater did not extend beyond the north boundary of the Erskine Oil property.

Residual soil and groundwater contamination was left on the site, but the concentrations of the contaminants did not exceed occupational risk-based concentrations. It was found that groundwater was not used locally for drinking water. The site received a No Further Action letter from DEQ in May 2008.

City of Tillamook (Tillamook Shops)

108-116 Birch Street, Tillamook, OR

DEQ File #29-11-0868

200 feet south of subject property

A Phase I ESA completed by Anderson Geological identified that the Tillamook Shops property was formerly an uncontrolled landfill and later had underground fuel tanks that were used by the City Shops. In August 2011, Anderson Geological completed eight direct-push borings and three test pits across the subject property to identify potential impacts to the subject property by petroleum hydrocarbons and other potential contaminants.

No suspect materials were discovered in the fill material in the storage yard. The samples of fill material in the storage yard contained low concentrations of gasoline and benzene and low to moderate concentrations of diesel, heavy oil, and polynuclear aromatic hydrocarbons. None of the contaminants were detected in the soil at concentrations exceeding risk-based concentrations.

Groundwater samples in the yard contained low concentrations gasoline, diesel, and various volatile organic compounds below RBCs. Xylenes detected in one groundwater sample exceeded the ecological screening level for aquatic receptors in surface water. The contaminants in this boring may have migrated to this location from the former UST area.

A soil sample collected within the former location of the USTs contained high concentrations of gasoline, diesel, heavy oil, and various volatile organic compounds. Naphthalene was detected in the soil in this area that exceeded the RBCs for the *Soil Ingestion, Dermal Contact, Inhalation* and the *Volatilization to Outdoor Air* exposure pathways. The concentration of benzo(a)pyrene exceeded the RBC for *Soil Ingestion, Dermal Contact, Inhalation* pathway.

No contaminants were detected in groundwater at concentrations exceeding risk-based concentrations. Ethylbenzene and xylenes detected in the groundwater in this area (sample B8-W) exceed the ecological screening levels for aquatic receptors in surface water.

In December 2011, approximately 132 tons of petroleum-contaminated soil and landfill debris was removed from the former gasoline and diesel UST pit. Groundwater was impacted by the release with low concentrations of gasoline, diesel, and related volatile organic compounds and polynuclear aromatic hydrocarbons. None of the groundwater contaminants exceeded any risk-based concentrations (RBCs) except for pathways related to groundwater ingestion. A Beneficial Water Use Determination concluded that groundwater is not used locally for drinking water, therefore that exposure pathway was eliminated from further analysis.

Volatile compounds in the soil samples exceeded the RBCs for the *Vapor Intrusion into Buildings* exposure pathway. However, the proposed future use of the property includes the demolition of all buildings and the construction of a parking lot and helicopter pad, therefore the *Vapor Intrusion into Buildings* pathway is considered to be incomplete. Naphthalene in one soil sample exceeded the RBC for the soil ingestion/dermal contact/inhalation pathway. The soil is located at a depth of 8 feet, the RBC was not exceeded.

Oregon DEQ issued a No Further Action letter for the site on May 15, 2012.

Tillamook County General Hospital
1000 Third Street, Tillamook, OR
DEQ File #29-90-0032
Adjacent to the Southwest

In 1990, contamination was discovered during the removal of an underground Bunker Oil storage tank. Approximately 360 cubic yards of contaminated soil was removed from the excavation and treated by on-site aeration. The treated soils eventually met Level 2 Soil Matrix Cleanup Levels and were reused on-site as fill beneath a parking lot.

A groundwater sample from the excavation was "non-detect" for total petroleum hydrocarbons and BTEX compounds. Two soil samples collected from the finished excavation was also "non-detect" for total petroleum hydrocarbons and BTEX.

DEQ issued a No Further Action letter for the site on April 5, 1994.

Tillamook County General Hospital
1000 Third Street, Tillamook, OR
DEQ File #29-98-0246
Adjacent to the Southwest

In 1998, contamination from Bunker C heating oil was discovered beneath the floor of the boiler room during construction in the area. It was determined that the oil had originated from the former underground tank that was removed in 1990. The oil had migrated through the loose backfill material around a buried sewer line that held hot waste water, lowering the viscosity of the oil and encouraging its migration along the pipe. The contamination extended only a few feet from the sewer line, and is not expected to pose a significant environmental concern to the subject property.

A No Further Action letter has not been issued by DEQ for this release. This is not considered to be a significant threat to the subject property due to the limited volume of heating oil and the low mobility of the oil.

State Underground Storage Tank List (UST)

The Oregon DEQ compiles a list of registered UST locations. This list does not include heating oil tanks, which are exempt from registration.

The subject property is not listed as an UST facility. Seven UST facilities are listed within one-quarter mile of the subject property. None of the sites are expected to pose a significant environmental concern to the subject property based on their distance or direction from the subject property or their regulatory status (closed).

State Spills

No spills are listed on the subject property.

Institutional and Engineering Controls (IC/EC), Activity Use Limitations (AULs)

Databases of *Institutional Controls* (IC) and *Engineering Controls* (EC) are maintained by some federal, state or local environmental agencies for purposes of tracking sites that may contain residual contamination and AULs. The presence of AULs on a property can indicate whether a recognized environmental condition exists on the property. The User must comply with AULs to maintain the *Innocent Landowner Defense*.

The subject property is not listed as a site with institutional controls or engineering controls. Two IC/EC facilities are listed within ½ mile of the subject property. Based on their distances from the subject property, neither site is expected to pose a significant environmental concern to the subject property.

5.2 Additional Environmental Record Sources

Oregon DEQ Online Facility Profiler

This DEQ web page was reviewed on September 18, 2015; no other sites were listed within the prescribed distances from the subject property beside those given in the EDR database report.

State/Local Health Department

According to the Oregon Office of Public Health Systems and the Oregon State Fire Marshal, no illegal drug lab activity has been reported on the subject property.

Fire Department

The Tillamook Fire District does not maintain records of underground fuel storage tanks (USTs), spills, or hazardous materials incidents.

State-Registered Water Well Logs

The Oregon Water Resources Department well log query database has no records of water wells or groundwater monitoring wells on the subject property.

Local Electric Utility Company

No electrical transformers were observed on the subject property. One pole-mounted transformer was observed on the adjacent strip of property between the subject property and Front Street. The transformer displayed no evidence of leakage of dielectric fluid.

5.3 Physical Setting Source(s)

Topography

The USGS 7.5 minute topographic map for the site indicates that the local topography is generally flat, at an elevation of less than 10 feet above mean sea level. The property is shown to be located immediately south of Hoquarten Slough. A marsh with small ponds and streams are shown on the east half of the subject property. No buildings are shown on the subject property.

Soils and Geology

The regional geology consists of flood plain and terrace alluvium overlying Tertiary volcanic deposits. The area is underlain by floodplain and marine bay mud deposits with layers of sand and gravelly sand and organic matter to depths of more than 150 feet. These deposits are underlain by marine sedimentary deposits.

Surface Water

Two surface water bodies, referred to in this report as the east pond and the west pond, are located on the east half of the subject property that were originally created as logs ponds by the construction of levees and dikes. The ponds are connected by a narrow breach in the

dike separating the two ponds. The west pond is connected to Hoquarten Slough by a narrow breach in the levee on the north side of the pond. Narrow ditches carry water through the two wetlands. Standing water is located in the former log ponds and throughout other areas of the subject property.

Groundwater

Based on field observations, groundwater is expected to be present at less than 5 feet below ground surface (bgs). In many areas, groundwater is at the ground surface as evidenced by saturated surface soils. Given the lack of topographic features in the area, the groundwater surface is expected to be relatively flat, with variable directions of groundwater flow likely. The possible effect of ocean tides and water levels in the nearby rivers and sloughs on regional groundwater flow is not known.

5.4 Historical Use Information – Subject Property

Aerial Photographs

Aerial photographs maintained by the University of Oregon Map Library, Eugene, Oregon, were reviewed for the years 1939, 1945, 1953, 1960, 1970, 1980, 1994 and 2005. Copies of the aerial photographs are included in Figures 4-11.

1939: The west half of the subject property is a woodland that appears to have been recently logged. The wooded portion is separated from the east half of the property by a narrow, winding creek. East of the creek is a flat area that may be pasture with a small building on the southeast corner of the pasture.

The original veneer mill is located along the east property line. A small inlet off of Hoquarten Slough and immediately north of the mill contains a small log raft.

Adjacent properties are pastures and woodlands. The Standard Oil bulk fuel facility and the foundry and machine shop are located near the southeast corner of the subject property.

1945: The west half of the subject property is being reforested. A log pond is located east of the creek, in the former location of the pasture. A narrow gate is visible in the middle of the levee on the north side of the pond. Numerous logs are accumulated in the south end of the pond.

The original mill building has been abandoned and the north half of the abandoned mill has been removed. A small, rectangular structure remains on the north end of the mill. The new

mill appears to the west of the original mill, along the east bank of the log pond. The area between the original mill and the new mill is mostly forested.

1953: The west half of the subject property remains forested. The log pond and mill remain in their previous locations. The original mill building has been completely removed and the former mill site is vacant land. The trees between the original mill and the new mill have been removed and the land is mostly bare ground.

1963: Conveyors, leading to a burner, appear on the east side of the mill building. A new log pond appears on the west side of the original pond. The two ponds are separated by a narrow dike.

1970: The second mill building and associated structures have been removed and both mill sites appear to have been recently graded, resulting in are bare, exposed ground with no vegetation. The large concrete structure on the north end of the second mill building is visible.

Both log ponds appear to be mostly drained and are partially overgrown with vegetation. A narrow creek meanders across the west log pond. Fill material appears to have been placed near the southeast corner of the west log pond. The fill has a similar appearance as the graded land around the former mill sites. An unpaved road runs between the filled area and the property occupied by the former Tillamook city shops. A large pile of logs appears off-site on the south end of the east log pond.

1980: The former log ponds have been mostly overgrown except for the filled area in the west log pond. The areas around the former mill sites are partially wooded.

1994: The entire property, including both of the former mill sites, is completely overgrown with trees and other vegetation. The narrow creek appears on the west log pond.

2005: There are no significant, observable changes from the previous image. The property appears in its present-day configuration.

Fire Insurance Maps

Historical Sanborn Fire Insurance Maps for Albany, Oregon were accessed from EDR data Resources. The maps include general historical information regarding occupants, addresses, and prior land uses. The maps included coverage of the subject property for the years 1905, 1912, 1921, 1943, 1954, and 1963. The maps include general historical information regarding occupants, addresses, and prior land uses.

1905: The subject property does not appear in the map coverage. Adjacent properties along Front Street consist of private dwellings. A boat house and a small cheese warehouse are located along the south bank of Hoquarten Slough east of the subject property.

1912: The subject property does not appear in the map coverage. Adjacent properties along Front Street consist of private dwellings. The Feeney-Bremer & Co. machine shop and foundry are located to the east, along the west bank of Hoquarten Slough.

1921: The subject property does not appear in the map coverage. Adjacent properties along Front Street consist of private dwellings. The Steinbach Iron Works machine shop and foundry are located to the east, along the west bank of Hoquarten Slough. Standard Oil Co. warehouse and filling station are located immediately south of the Steinbach Iron Works.

1943: A veneer plant operated by Tillamook Spruce Veneer Co. is located on the east end of the subject property, along the northern extension of Douglas Avenue. A long, narrow building labeled "Woodworking" is located on the south end of the mill.

The veneer plant, consisting of dry kilns (steam), a drag saw and a core saw, is located on the north end of the mill. A note indicates that the machinery has been removed and the building is dilapidated. A logway runs between the saws and the arm of Hoquarten Slough to the north.

On the north end of the kilns is a boiler house and a machine shop. A conveyor runs between the saw areas and the boiler house. A very small oil house is attached to the north side of the machine shop.

A note indicates that the mill is powered by steam and electricity. The fuel is "refuse", suggesting that power for the plant was generated by burning wood waste products (wood chips and sawdust) from the mill. The plant was built on pilings 8 feet high.

Adjacent properties along Front Street consist of private dwellings. The foundry and the Standard Oil Co. warehouse and filling station are still located immediately east and

southeast of the subject property. A paint and pattern shop are located between the subject property and the foundry.

1954: The veneer plant operated by Tillamook Spruce Veneer Co. is no longer present, and all of the buildings have been removed. A new plant, operated by the Aberdeen Plywood Company, has been built to the west of the original plant, on the east shore of the east log pond. The new plant consists of a lathe room, a filing room (saw blade sharpening), a tray section (conveyor for peeled veneer) and a clipper room¹. A chipper and a sawdust bin are located between the plant and the log pond. The plant was built on pilings.

A power room is shown on the west side of the lathe room. A conveyor ran between the lathe room and the power room, suggesting that the power for mill was generated from burning wood waste from the lathe room.

Adjacent properties along Front Street consist of private dwellings. The foundry and the Standard Oil Co. warehouse and filling station are still located immediately east and southeast of the subject property. A paint and pattern shop are located between the subject property and the foundry.

1963: A new chipper has been added to the east side of the lathe and filing room, replacing the old chipper which is no longer present. Conveyors run from the chipper to a sawdust bin and a burner located east of the chipper. Conveyors are no longer shown between the lathe room and the power room.

Adjacent properties along Front Street consist of private dwellings. The foundry and the Standard Oil Co. warehouse and filling station are still located immediately east and southeast of the subject property.

Local Street Directories

Polk City Directories for Tillamook, Oregon, are located at the Tillamook County Library. The directories, which cover various years from 1968 to 1997, were reviewed for information regarding past occupants at the subject property and adjoining properties. The directories had very limited information for the area around the subject property:

¹ Clippers are high-speed knives that cut the veneer ribbons to usable widths.

ADDRESS	LISTING
1303 Front Street	North Coast Door Co. (1997)
1512 Front Street	Barclay Htg and Sheet Metal (1997)
1800 Front Street	Area Agency on Aging (1997)

Building Department Records

Records of historic building permits for the subject property were requested from the Tillamook Building Department. According to David Mattison, City Planner, their office has no planning or development records for the subject property. Most of the subject property is located outside of the Tillamook city limits.

Tillamook County Assessor’s Office Records

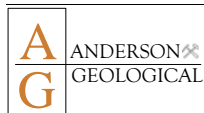
Appraisal records for the subject property were obtained from the Tillamook County Assessor’s office. According to the records, the property consists of 65.98 acres of undeveloped land. The property is located within the Tillamook city limits except for 6.93 acres. The entire property is identified as containing wetlands on the National Wetlands Inventory. No buildings or other improvements are documented on the property.

Other Historical Records

Ms. Ruby Fry-Matson, Tillamook Pioneers Museum, researched the history of the mills that previously occupied the subject property. Ms. Fry-Matson was unable to locate any historic photographs of the plant. She provided AGI with the following information regarding the Tillamook Veneer Company and the Aberdeen Plywood Plant.

City of Tillamook telephone directories (1956-1972):

Tillamook Veneer Co. office:	1216 First Street (1956-1958)
	Naval Air Station (1959-1966)
	Airport & Industrial Park (1967-1972)
Tillamook Veneer Co. veneer plant:	Foot of Front Street (1959-1965)
Tillamook Veneer Co. sawmill:	Wilson River Loop (1964-1970)



Newspaper Article (excerpt)

Roberts and Purcell Buy Aberdeen Plywood Plant

Tillamook Headlight Herald

April 14, 1955

The Aberdeen Plywood Plant, a green veneer plant located at the west end of First Street, was purchased by E.E. Roberts and Walter Purcell. Instead of shipping their peeler logs north on the Columbia River and then by rail to Tacoma, they will go direct to Tillamook Veneer Company. The green veneer will then be shipped from the Tillamook plant to Tacoma.

A Chronicle of Tillamook County Forest Trust Lands

Paul Levesque, Warren McMinimee, Don James

P.A. Levesque, 1985

1049 pages

In the early 1900s, dredged material from Hoquarten Slough was placed along the banks of the slough by the US Army Corps of Engineers when the slough was part of the federally authorized navigation channel.

In about 1926, two lumberman named Murdock and Magnuson constructed a spruce peeler plant on the location of the east mill (Figure 3). The City of Tillamook furnished the site and would be reimbursed for the cost of the land by the mill operators (Tillamook Spruce Veneer Company) at the conclusion of their operations. After eight years of continuous operation, the debt of \$7,500.00 was paid back to the city.

In 1944, Aberdeen Plywood Corporation decided to build a new log peeling mill on a site that included the old veneer mill and other small pieces of land owned by W.S. Coats. After lengthy political and financial discussions, the site for the new mill was approved and purchased. The new mill (West Mill) was completed and put into operation in the fall of 1945.

The mill consisted of one large building, two small buildings and an eight-acre log storage pond adjacent to the mill. The main building consisted of one continuous room. Large logs entered the north end of the building where a barker removed their outer covering. Logs were then placed on a large lathe or peeler at the center of the building. The concrete base on which the lathe and barker were located contained 107 cubic yards of concrete and rested on pilings built on rock. Logs were held in lathe chucks and rotated by a large diesel engine while a sharp blade cut the veneer to an exact thickness.

Four belts cared for the peeled veneer to assure a steady flow to the clipper, which cut the veneer to the desired lengths. The cut veneer was stacked in piles for shipment, while useless pieces were ground into hog fuel used by Mountain States Power Company.

After eight years of continuous operation, the peeler plant was sold in April 1955 to E.E. Roberts and Walter Purcell, who continued operating the mill under the name of Tillamook Veneer Company.

6.0 SITE RECONNAISSANCE

6.1 Methodology and Limiting Conditions

A site reconnaissance was conducted by Erik Anderson of AGI on August 25, 2105 to observe and document site conditions and visible indications of existing environmental conditions. Mr. Anderson was unaccompanied by others.

All areas of the subject property were accessed except for areas of dense vegetation or areas inundated with water. Most of the site is overgrown with trees and dense brush that makes navigating the site difficult. A trail along the tops of the dikes and levees and some crude trails and game trails provided access to some interior areas of the subject property. Photographs taken during the site reconnaissance are included under the *Photographs* tab.

6.2 General Site Setting

Topography

The subject property is a low-lying forested wetland with limited relief. Levees are built up 3-4 feet above the surrounding grade along Hoquarten Slough on the north side of the property.

Structures

The subject property is vacant land with no buildings or other structures. The previous mill buildings were elevated on pilings. None of the original structures or pilings remain on the property except for remnants of two concrete structures. The areas around these structures are overgrown with vegetation which obscured the ground surface.

One of the structures, located in the area of the west mill, is a solid concrete structure that was presumably the base for the mill's lathe and barker (Photos #8 and 9). The structure is irregularly-shaped with overall dimensions of approximately 12 feet wide, 25 feet long and 10-15 feet high.

The second concrete structure, located on the east mill site, is a rectangular foundation with walls 20 inches thick and an overall dimension of approximately 10 feet wide and 25 feet long (Photos #3 and 4). A small brick and steel structure is located on top of the north end of the concrete structure. The concrete and brick structure is in the general location of the former boiler house and machine shop, as shown on historic Sanborn Fire Insurance maps.

The locations of these structures are shown on Figure 3.

Heating/Cooling System

There are no buildings on the subject property.

Roads

There are no roads on the subject property. Trails were recently cleared through the trees and brush along the tops of the levees around the log ponds and around the south and west sides of the spruce wetland on the west side of the property. Other rough trails were cleared with an excavator in 2014-15 to allow access to interior areas of the subject property for environmental and geotechnical sampling related to the SFC project.

Utilities

Water Supply: None
Sewage System: None
Storm water: None
Electrical Utility: None

6.3 Exterior and Interior Observations

Hazardous Substances, Petroleum Products or Unidentified Containers

No hazardous substances, petroleum products or unidentified containers were observed on the subject property.

Underground and Above-Ground Storage Tanks (USTs and ASTs)

No underground storage tanks or above-ground storage tanks were observed on the subject property.

PCBs

Electrical transformers, capacitors, and other electrical equipment may contain polychlorinated biphenyls (PCBs) in the dielectric insulating fluids. The federal Toxics Substances Control Act (TSCA) prohibited the domestic manufacture of PCBs after 1979, therefore oil-filled electrical equipment manufactured in the United States before 1979 may contain PCBs.

No electrical transformers were observed on the subject property. One pole-mounted transformer was observed on the adjacent strip of property between the subject property and Front Street. The transformer displayed no evidence of leakage of dielectric fluid.

Floor drains, Catch basins, Sumps, Oil-Water Separators

No floor drains, catch basins, sumps or oil-water separators were observed on the subject property.

Solid Waste Disposal

No evidence of solid waste disposal was observed on the subject property.

6.4 Current Use of Adjoining Properties

North:	Hoquarten Slough, pasture beyond
South:	Wooded wetland, pasture, North Coast Door Co., Coast ReadyMix Concrete, private residences
East:	Wooded wetland, Hoquarten Slough
West:	Pasture, Trask River, Hoquarten Slough

These properties were viewed from the subject property or the nearest public right-of-way to the extent that current uses are visually and/or physically observable. No conditions of environmental concern were observed.

7.0 INTERVIEWS

7.1 Interview with Owner

The Owner Environmental Questionnaire was completed by Mr. Asghar Sadri (owner). A copy of the questionnaire is included in Appendix C. On September 29, 2015, Mr. Sadri stated that he has no knowledge of activities on the site since the completion of the previous Phase I report in 2013.

7.2 Interview with Site Manager

See *Interview with Owner* above.

7.3 Interviews with Occupants

The subject property is undeveloped, vacant land.

7.4 Interview with Local Government Officials

During the initial environmental assessment of the Sadri property in 2013, Mr. Aaron Palter, Project Coordinator with the Port of Tillamook Bay, stated that the Port of Tillamook Bay purchased the subject property in either 1986 or 1992. He was unable to locate any historical information about the site and he is not aware of any environmental investigations on the property prior to 2013.

7.5 Interviews with Others

No other persons were interviewed for this report.

8.0 EVALUATION

8.1 Findings and Opinion

Recognized Environmental Conditions

No *recognized environmental conditions* were identified in connection with the subject property, except for the following:

- Contaminants have been identified in the shallow soil in various locations of the Sadri Property where veneer mills previously operated. The concentrations of the contaminants exceed various human and ecological risk-based levels.

The property is in the process of being acquired by Tillamook County through the use of a Prospective Purchaser Agreement (PPA) with Oregon DEQ. Through the PPA, the property will be remediated by Tillamook County in 2016 as part of the Southern Flow Corridor Project. A Contaminated Media Management Plan, which outlines the processes and goals of the remediation, has been accepted by Oregon DEQ.

Historical Recognized Environmental Conditions

No *historical recognized environmental conditions* were identified in connection with the subject property.

Controlled Recognized Environmental Conditions

No *controlled recognized environmental conditions* were identified in connection with the subject property.

Other Issues of Concern

No *other issues of concern* were identified.

Data Gaps

No data gaps were identified.

8.2 Conclusions

AGI has performed a Phase One Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527-13 of the property referred to as Tax lot 00200, Map 1S1025, Tillamook County, Oregon. Any exceptions to, or deletions from, this practice are described in Section 2.6 of this report.

This assessment has revealed no evidence of recognized environmental conditions with the property, except for the following:

- Contaminants have been identified in the shallow soil in various locations of the Sadri Property where veneer mills previously operated. The concentrations of the contaminants exceed various human and ecological risk-based levels.

The property is in the process of being acquired by Tillamook County through the use of a Prospective Purchaser Agreement (PPA) with Oregon DEQ. Through the PPA, the property will be remediated by Tillamook County in 2016 as part of the Southern Flow Corridor Project. A Contaminated Media Management Plan, which describes the process and goals of the remediation, has been accepted by Oregon DEQ.

The PPA is being executed under a Consent order, which will provide Tillamook County with a release from liability for claims by the State of Oregon under ORS 465.200 to 465.545 and 465.990, 466.640, and 468B.310 regarding existing hazardous substance releases at or from the property. The proposed consent order will also provide Tillamook County with third party liability protection.

Recommendation: With the PPA in place and the Contaminated Media Management Plan accepted by DEQ, no additional assessment or remediation is recommended until the scheduled remediation of the property commences in 2016.

8.3 Signature of Environmental Professional

I declare that, to the best of my professional knowledge and belief, I meet the definition of *Environmental Professional* as defined in §312.10 of 40 CFR 312. I have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. I have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.



expires 3/31/2016

Erik Anderson, R.G.
Hydrogeologist

8.4 Qualifications of Environmental Professional

The resume of the Environmental Professional is included in Appendix E.

Glossary

Phase I Environmental Site Assessment

Glossary

The following is an excerpted list of terms defined in the ASTM standard E1527-13, section 3.0. See the ASTM standard for a complete list of terms.

Adjoining Properties- Any real property or properties the border of which is contiguous or partially contiguous with that of the subject property, or that would be contiguous or partially contiguous with the subject property but for a street, road, or other public thoroughfare separating them.

All Appropriate Inquiry- That inquiry constituting “all appropriate inquiry into the previous ownership and uses of the property consistent with good commercial and customary practice” as defined in CERCLA, 42 USC 9601 (35) (B), that will give a party to a commercial real estate transaction for one of the threshold criteria for satisfying the LLPs to CERCLA liability (42 USC §9601 (35)(A) and (B), §9607 (b)(3), , §9607 (q) and §9607 (r)), assuming compliance with other elements of the defense.

Approximate Minimum Search Distance- The area for which records must be obtained and reviewed pursuant to Section 8 of ASTM Standard Practice E 1527-13 subject to the limitations provided in that section. This may include areas outside the subject property and shall be measured from the nearest property boundary.

Bona Fide Prospective Purchaser Liability Protection- (42 USC §9607 (r)- a person may qualify as a bona fide prospective purchaser if, among other requirements, such person made “all appropriate inquiries into the previous ownership and uses of the facility in accordance with generally accepted good commercial and customary standards and practices.” Knowledge of contamination resulting from all appropriate inquiry would not generally preclude this liability protection. A person must make all appropriate inquiry on or before the date of purchase. There are other necessary requirements that are beyond the scope of this summary.

CERCLA- The Comprehensive Environmental Response, Compensation and Liability Act, as amended including amended by the Superfund Amendments and Reauthorization Act (SARA), 42 USC 9601 *et seq.*

Controlled Recognized Environmental Condition- A recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (e.g. as evidenced by the issuance of a NFA letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (e.g. property use restrictions, AULs, institutional controls, or engineering controls) a REC shall be listed in the Findings Section of the Phase I ESA report, and as a REC in the Conclusions section of the report.

Contaminated Aquifer Policy- Oregon and Washington environmental agencies will not hold a property owner liable for groundwater contamination that has migrated from an upgradient property. This indemnity is granted under the assumption that the property owner is not responsible for the release of the contamination, is not financially associated with the property from which the contamination originated, and did nothing to exacerbate the problem. Certain restrictions might be placed on the use of groundwater on the site (e.g. an irrigation or drinking water well could not be

Phase I Environmental Site Assessment

Glossary

installed on the property). The property owner should ensure that the contamination does not present a health risk to onsite occupants.

Contiguous Property Owner Liability Protection- (42 USC §9607 (q)) A person may qualify for the contiguous property owner liability protection if, among other requirements, such person owns real property that is contiguous to, and that is or may be contaminated by hazardous substances from other real property that is not owned by that person. Furthermore, such person conducted all appropriate inquiry at the time of acquisition of the property and did not know or have reason to know that the property was or could be contaminated by a release or threatened release from the contiguous property. The all appropriate inquiry must not result in knowledge of contamination. If it does, then such person would not be eligible for the contiguous property owner liability protection. There are other necessary requirements that are beyond the scope of this summary.

Data Gap- A lack or inability to obtain information required by this practice despite good faith efforts by the environmental professional to gather such information. Data gaps may result from incompleteness in any of the activities required by this practice, including, but not limited to site reconnaissance (for example, and inability to conduct the site visit) and interviews (for example, the inability to interview the key site manager, regulatory officials, etc.).

De minimis condition- Condition that generally does not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not *recognized environmental conditions*.

Engineering Controls (EC)- Physical modifications to a site or facility (for example capping, slurry walls, or point of use water treatment) to reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or groundwater on the property. Engineering controls are a type of activity and use limitation (AUL).

Hazardous Substance- A substance defined as a hazardous substance pursuant to CERCLA 42 USC 9601 (14), as interpreted by EPA regulations and the courts: “(A) any substance designated pursuant to Section 1321 (b)(2)(A) of Title 33, (B) any element, compound, mixture, solution, or substance designated pursuant to Section 9602 of this title, (C) any hazardous waste having the characteristics identified under or pursuant to Section 3001 of the Solid Waste Disposal Act (42 USC 6921) (but not including any waste the regulation of which under the Solid Waste Disposal Act (42 USC 6901 *et seq.*) has been suspended by act of Congress), (D) any toxic pollutant listed under Section 1317(a) of Title 33, (E) any hazardous air pollutant listed under Section 112 of the Clean Air Act (42 USC 7412), and (F) any imminently hazardous chemical substance or mixture with respect to which the administrator (of EPA) has taken action pursuant to Section 2606 of Title 15.”

Note: The term *hazardous substances*, as it is used in this report, is used to describe both *hazardous substances* and *petroleum products*.

Historical recognized environmental condition- An environmental condition which in the past would have been considered a recognized environmental condition, but which may or may not be considered a recognized environmental condition currently. If a past release of any hazardous substances or petroleum products has occurred in connection with the property and has been

remediated, with such remediation accepted by the responsible regulatory agency (for example, as evidenced by the issuance of a no further action letter or equivalent), this condition should be considered an historical recognized environmental condition.

Innocent Landowner Defense- (42 USC §§9601 (35) and 9607(b)(3))- A person may qualify as one of three types of innocent landowners: (i) a person who “did not know and had no reason to know” that contamination existed on the property at the time the purchaser acquired the property; (ii) a government entity that acquired the property by escheat, or through any other involuntary transfer or acquisition, or through the exercise of eminent domain authority by purchase or condemnation; and (iii) a person who “acquired the facility by inheritance or bequest.” One of the requirements of this defense is that the parties make “all appropriate inquiry” on or before the date of purchase. Furthermore, the all appropriate inquiry must not have resulted in knowledge of the contamination. If it does, then the person would not be eligible for the innocent landowner defense.

Institutional Controls (IC)- A legal or administrative restriction (e.g. deed restrictions, restrictive covenants, easements, or zoning) on the use of, or access to, a site or facility to (1) reduce or eliminate potential exposure to hazardous substances or petroleum products in the soil or groundwater on the property, or (2) to prevent activities that could interfere with the effectiveness of a response action, in order to insure maintenance of a condition of no significant risk to public health or the environment. An institutional control is a type of Activity and Use Limitation (AUL).

Petroleum Products- Products included within the meaning of the terms within the *petroleum exclusion* to CERCLA, 42 USC §9601 (14), as interpreted by the courts and EPA, that is: petroleum, including crude oil or any fraction thereof that is not otherwise specifically listed under Subparagraphs (A) through (F) of 42 USC §9601 (14), natural gas natural gas liquids, liquefied natural gas, and synthetic gas usable for fuel (or mixtures of natural gas and synthetic gas). (The word “fraction” refers to certain distillates of crude oil including gasoline, kerosene, diesel oil, jet fuels, and fuel oil pursuant to *Standard Definitions of Petroleum Statistics, American Petroleum Institute, Fourth Edition, 1988*).

Practically Reviewable- Information that is practically reviewable means that information is provided by the source in a manner and in a form that, upon examination, yields information relevant to the subject property without the need for extraordinary analysis of irrelevant data. The form of the data shall be such that the user can review the records for a limited geographical area.

Recognized Environmental Condition- 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 a material threat of a release of any *hazardous substances* or *petroleum products* into structures on the property or into the ground, groundwater, or surface water of the property. The term includes *hazardous substances* or *petroleum products* even under conditions in compliance with laws.

Subject Property- The real property that is the subject of this environmental site assessment. Real property includes buildings and other fixtures and improvements located on the property and affixed to the land.

REFERENCES

Gannett, Marshall W, Caldwell, Rodney R., 1998, Geologic Framework of the Willamette Lowland Aquifer System, Oregon and Washington, US Geological Survey Professional Paper 1424-A.

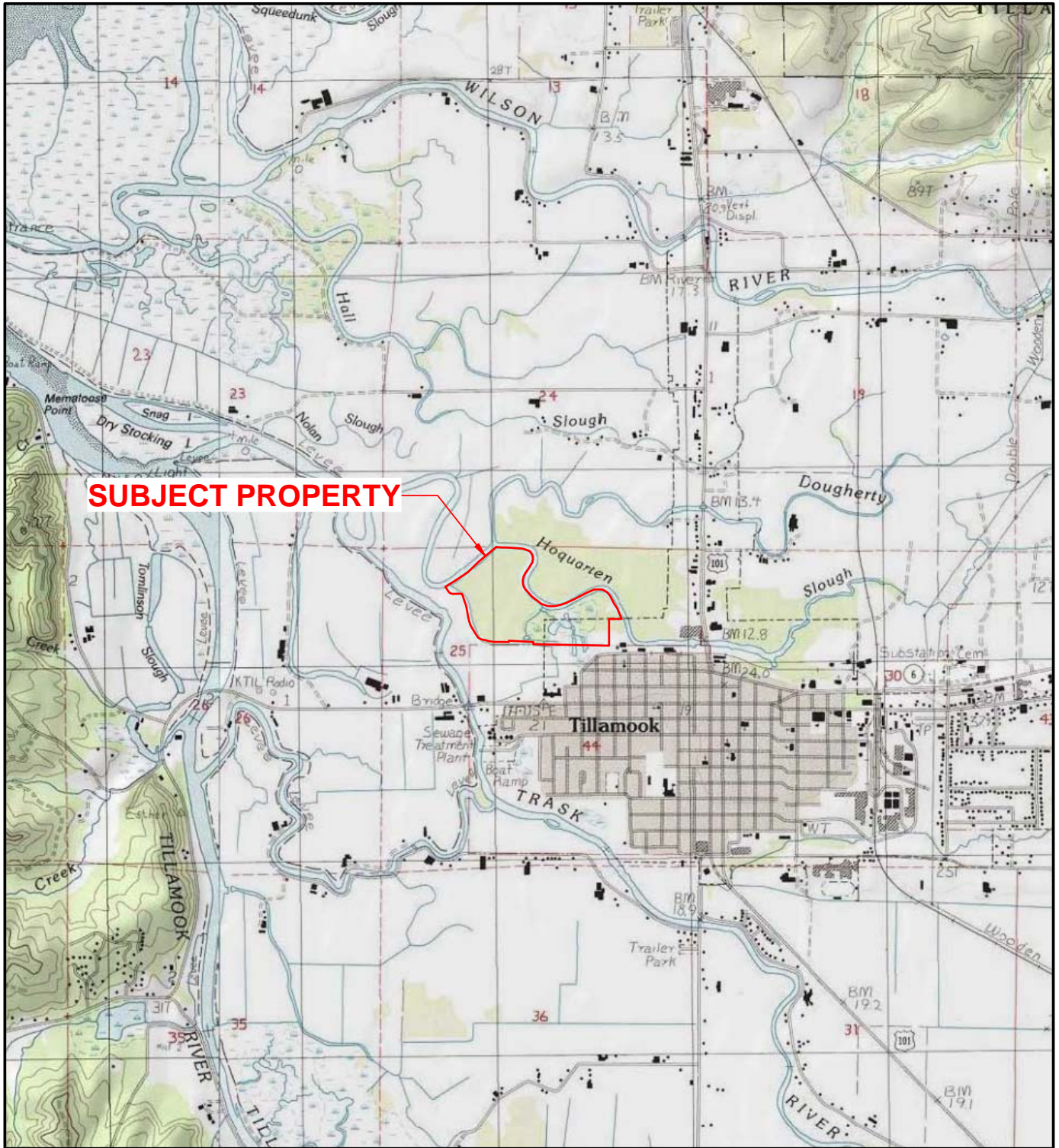
Levesue, Paul, McMinimee, Warren and James, Don (1985), *A Chronicle of Tillamook County Forest Trust Lands*.

Oregon DEQ, Facility Profiler, <<http://deq12.deq.state.or.us/Fp20/>>


Oregon Water Resources Department, GRID online database (www.deschutes.wrd.or.us), Well log reports for Township 1 South, Range 10 West, Section 25.

Schlicker, Herb, Deacon, Robert and Beaulieu, John (1972), Environmental Geology of the Coastal Region of Tillamook and Clatsop Counties, Oregon, State of Oregon Dept. of Geology and Mineral Industries Bulletin No. 74.

U. S. Geological Survey (USGS), 1985, Topographic map of the 7.5-minute Quadrangle of Tillamook, Oregon.



SUBJECT PROPERTY

 ANDERSON GEOLOGICAL	SITE LOCATION MAP	
	Map 1S1025, Tax Lot 200, Tillamook, Oregon	
SIZE A	PROJECT NO. 1420.01	REV 1
	Sept. 2015	FIGURE 1



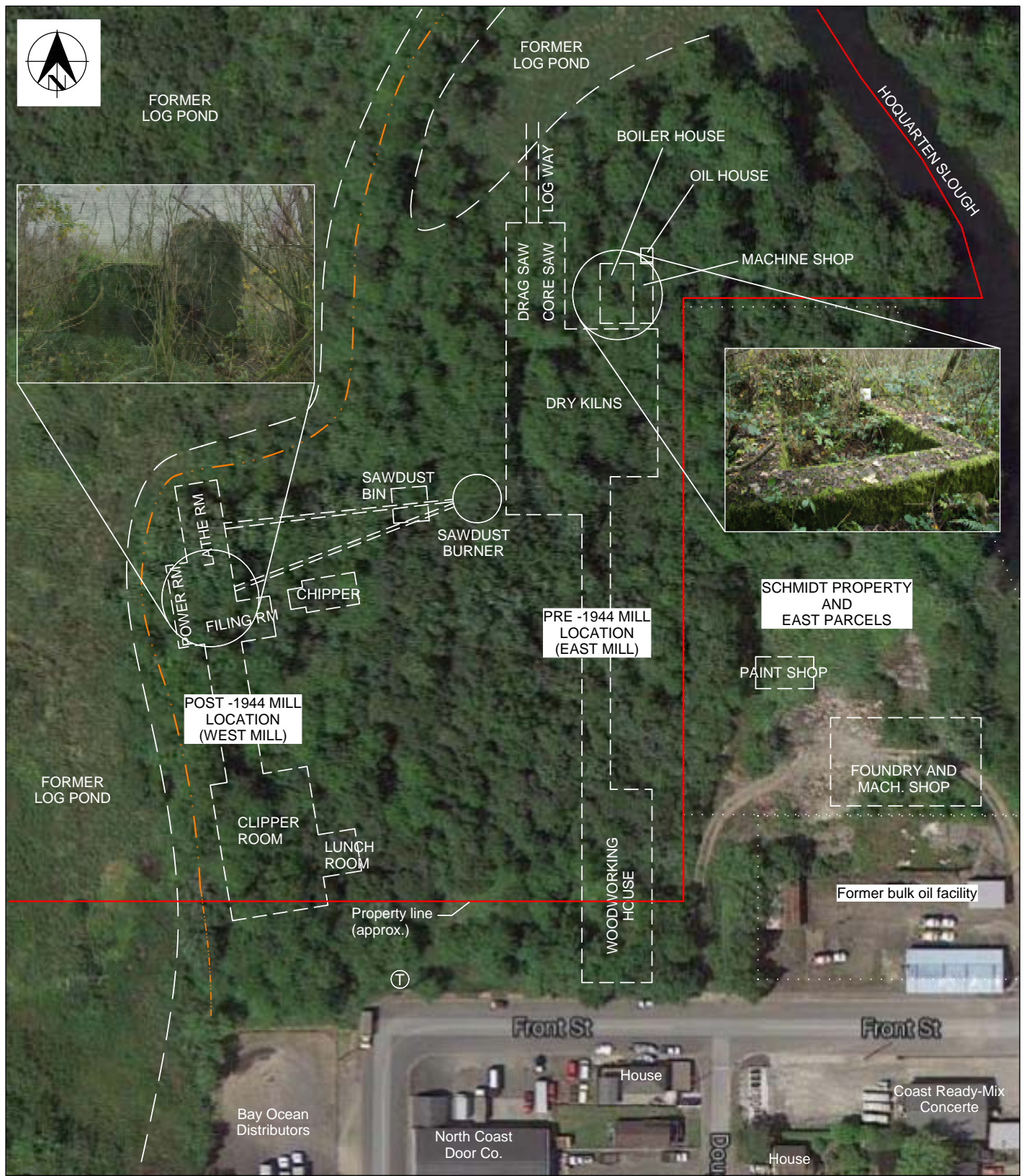
LEGEND

Trail recently cleared through wooded area



SITE AND VICINITY PLAN

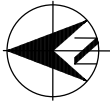
Map 1S1025, Tax Lot 200, Tillamook, Oregon
 SIZE A
 PROJECT NO. 1420.02
 REV 1
 September 2015
FIGURE 2



LEGEND	
	Pole-mounted electrical transformer
	Trail recently cleared through wooded area

A ANDERSON
G GEOLOGICAL

SITE DETAIL and FORMER MILL FEATURES			
Map 1S1025, Tax Lot 200, Tillamook, Oregon			
SIZE A		PROJECT NO. 1420.02	REV
		September 2015	FIGURE 3



AERIAL PHOTOGRAPH - 2005

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE A

DWG NO

PROJECT NO. 1420.01

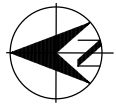
REV


Sept. 2015

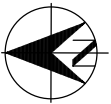
FIGURE 4



ANDERSON
GEOLOGICAL



	AERIAL PHOTOGRAPH - 1994		
	ANDERSON GEOLOGICAL	Map 1S1025, Tax Lot 200, Tillamook, Oregon	
	SIZE A	DWG NO	PROJECT NO. 1420.001
			REV
			Sept. 2015
			FIGURE 5



AERIAL PHOTOGRAPH - 1980

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE DWG NO PROJECT NO. 1420.001

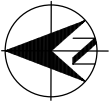
REV



ANDERSON
GEOLOGICAL

Sept. 2015

FIGURE 6



AERIAL PHOTOGRAPH - 1970

Map 1S1025, Tax Lot 200, Tillamook, Oregon

REV

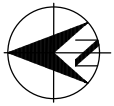
PROJECT NO. 1420.001

Sept. 2015

FIGURE 7



ANDERSON
GEOLOGICAL



ANDERSON
GEOLOGICAL

AERIAL PHOTOGRAPH - 1960

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE DWG NO PROJECT NO. 1420.001

REV
A
Sept. 2015 FIGURE 8



ANDERSON
GEOLOGICAL

AERIAL PHOTOGRAPH - 1953

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE

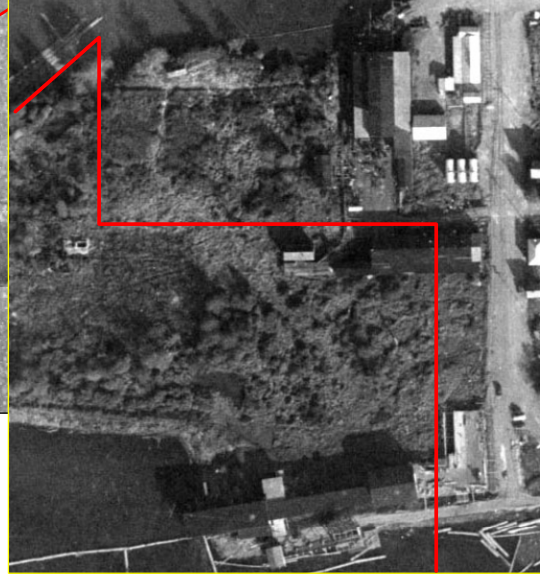
DWG NO

REV

PROJECT NO. 1420.001

Sept. 2015

FIGURE 9



ANDERSON
GEOLOGICAL

AERIAL PHOTOGRAPH - 1945

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE

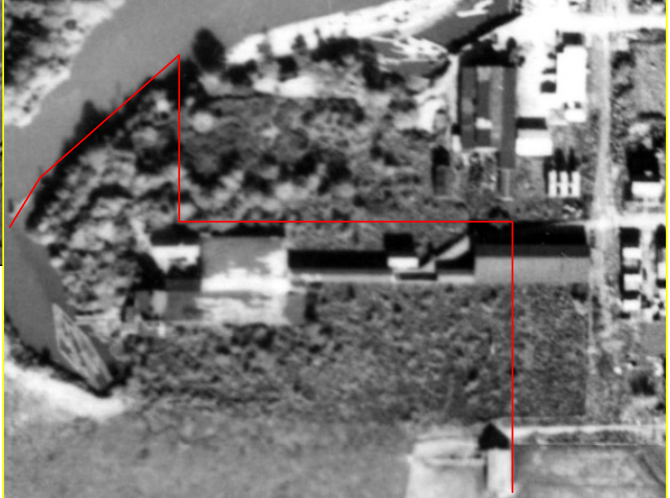
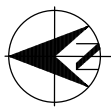
DWG NO

REV

PROJECT NO. 1420.001

Sept. 2015

FIGURE 10



AERIAL PHOTOGRAPH - 1939

Map 1S1025, Tax Lot 200, Tillamook, Oregon

SIZE **A** DWG NO PROJECT NO. 1420.001

REV

Sept. 2015

FIGURE 11



PHOTO 1: View looking east down Front Street at Cedar Avenue.
Sadri property is beyond trees on the left



PHOTO 2: Northern extension of Douglas Avenue on east adjacent property.
View from Front Street, looking north.



PHOTO 3: Concrete structure in former location of machine shop and boiler (former East Mill).



PHOTO 4: Close-up view of former boiler (former East Mill).



PHOTO 5: General location of former sawdust burner. No visible remains of the burner were observed.



PHOTO 6: Former Inlet Pond on northeast corner of Sadri Property. No standing water was observed in the pond.



PHOTO 7: Typical view of overgrown foot trail on top of levee.



PHOTO 8: Large concrete foundation on West Mill..



PHOTO 9: Closeup view of concrete foundation on West Mill.



PHOTO 10: Marshy wetland in location of former log pond (west log pond).



PHOTO 11: Former bulk oil facility on adjacent property to the southeast.



PHOTO 12: Farm land on adjacent property to the southwest.
Trees in background are the spruce forest wetland located on west end of Sadri property.

APPENDIX A

HISTORICAL RESEARCH DOCUMENTATION, REFERENCES

1963 Certified Sanborn Map

The certified Sanborn Library search results in this report can be authenticated by visiting www.edrnet.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

Certification #

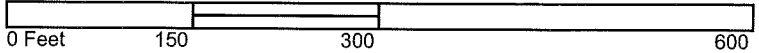
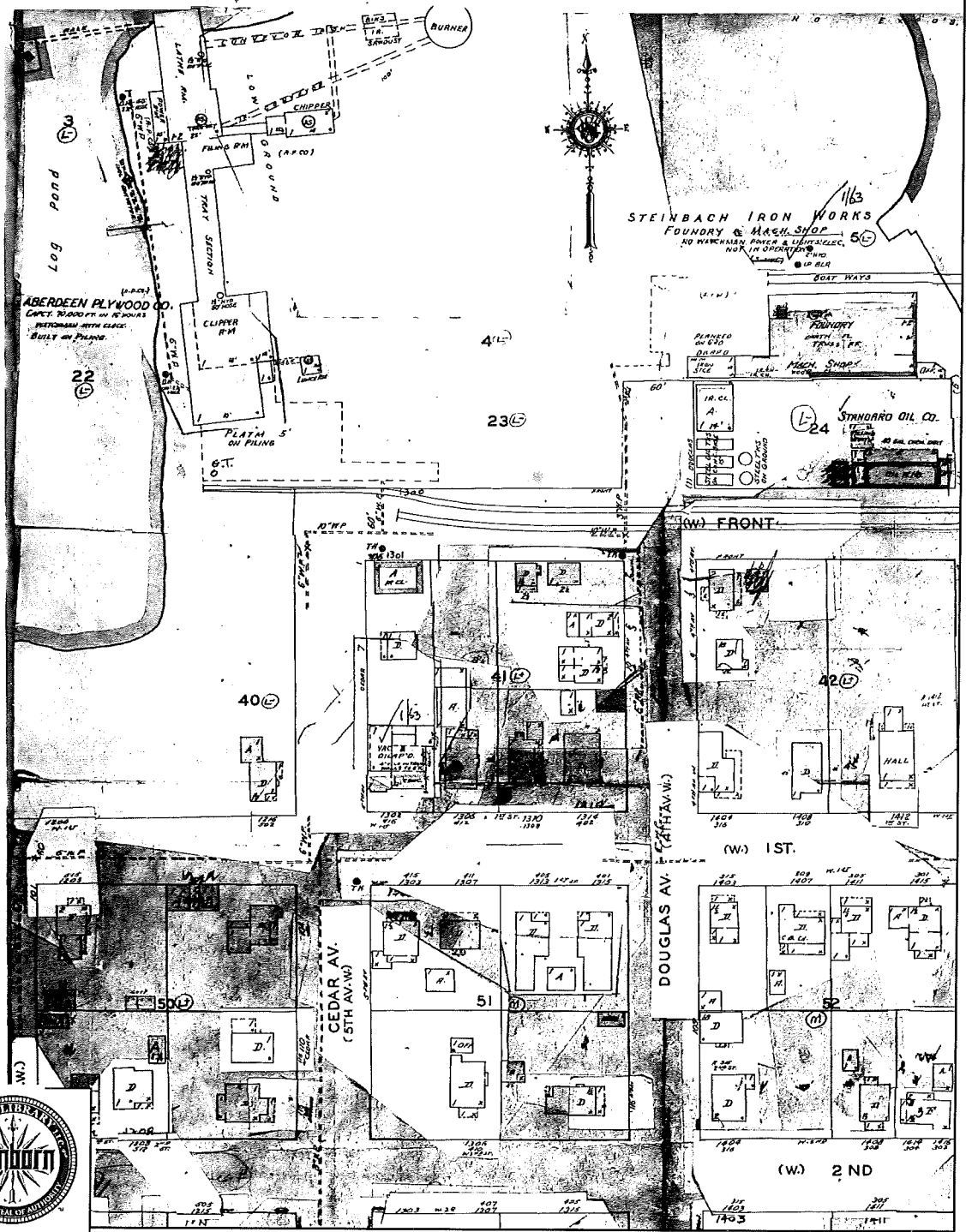
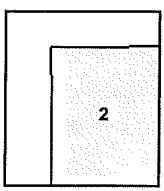
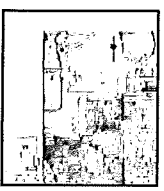
0FA6-4498-AD01

Site Name: Sadr Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification #: 0FA6-4498-AD01

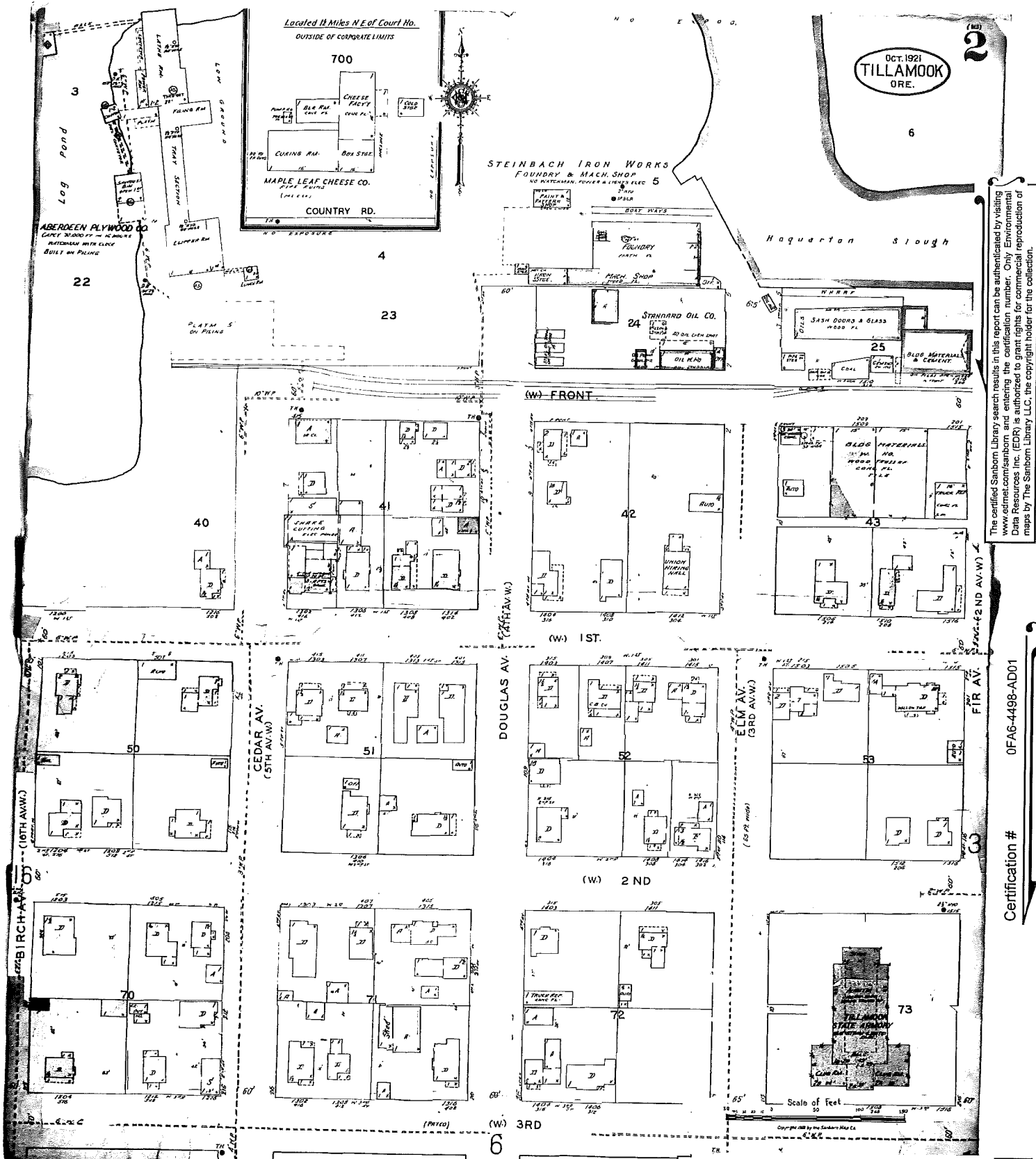
Copyright: 1983



Volume 1, Sheet 2



1954 Certified Sanborn Map



OCT. 1921
TILLAMOOK
ORE.

The certified Sanborn Library search results in this report can be authenticated by visiting www.edr.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

Certification # OFAG-4498-AD01

Site Name: Sadri Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification # OFAG-4498-AD01
 Copyright: 1954



3776115 - 3 pages

1954 Certified Sanborn Map

The certified Sanborn Library search results in this report can be authenticated by visiting www.edrnet.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

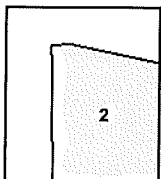
Certification #

0FA6-4498-AD01

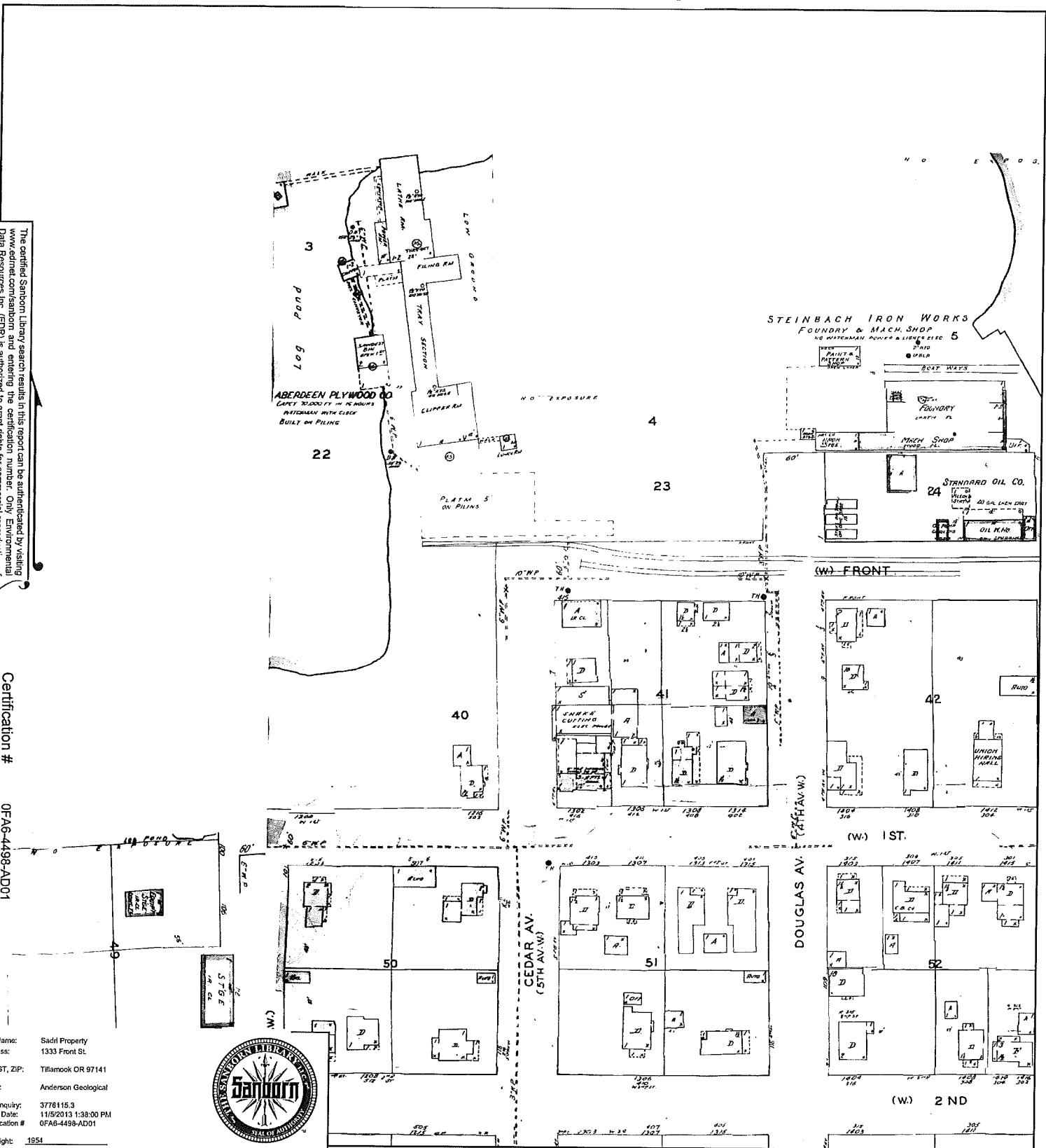
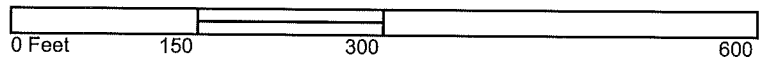
Site Name: Sadri Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification #: 0FA6-4498-AD01
 Copyright: 1954



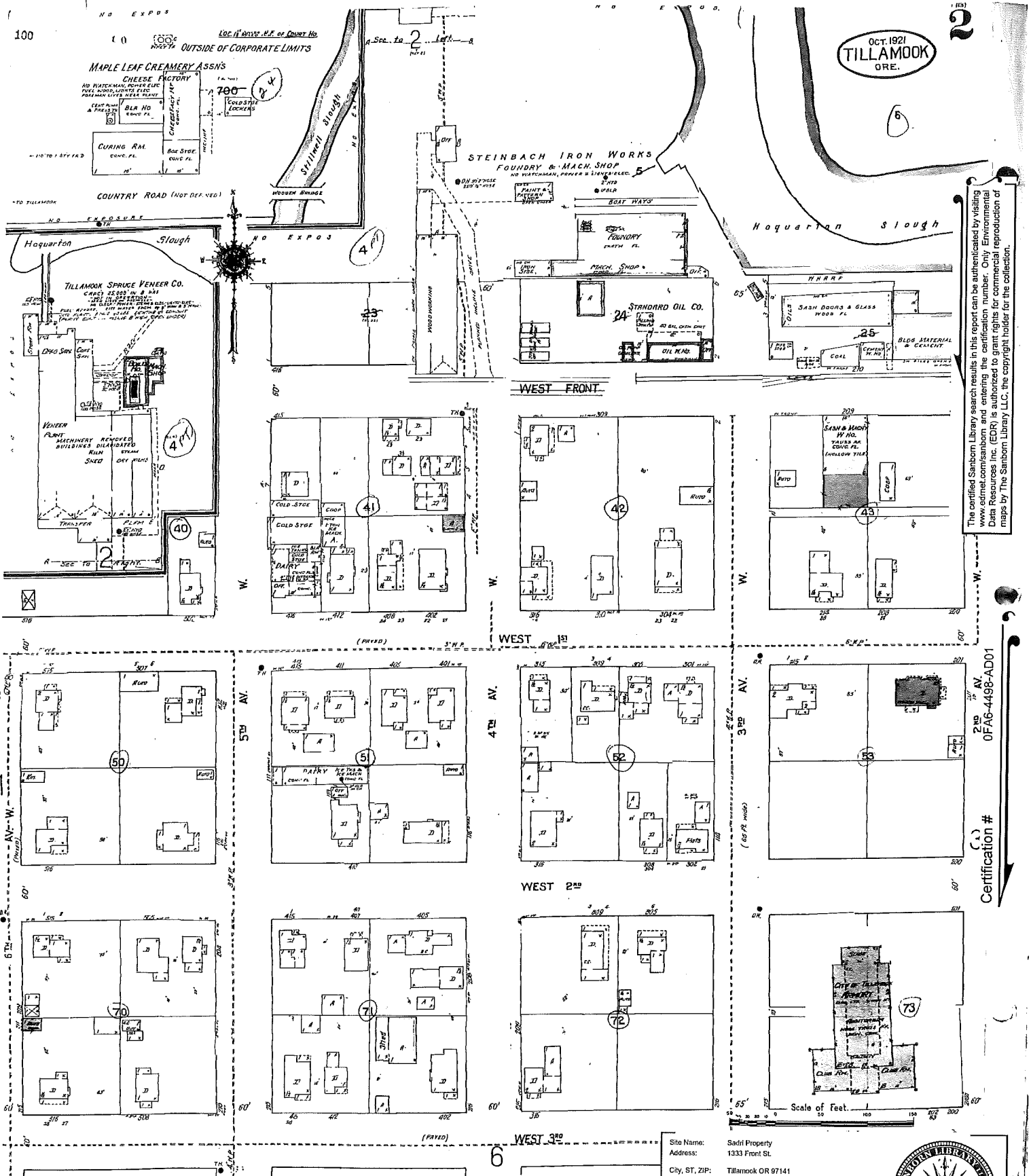
Volume 1, Sheet 2



This Certified Sanborn Map combines the following sheets.
 Outlined areas indicate map sheets within the collection.



1943 Certified Sanborn Map



The certified Sanborn Library search results in this report can be authenticated by visiting www.sanborn.com and entering the certification number. Only Environmental Data Resources (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

Certification # OFAG-4498-AD01

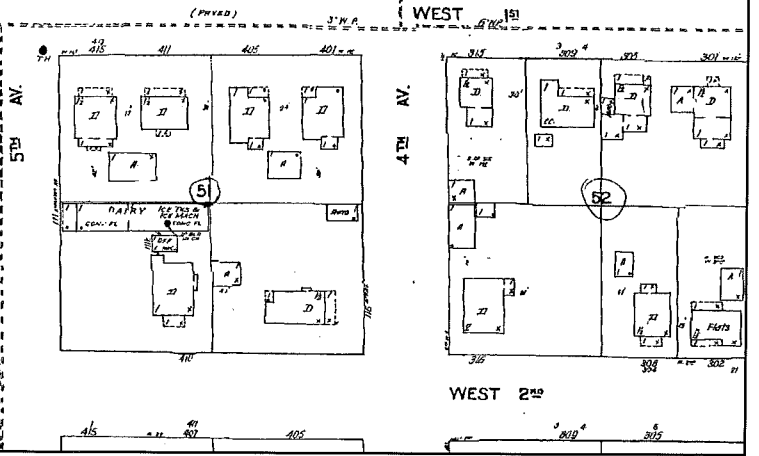
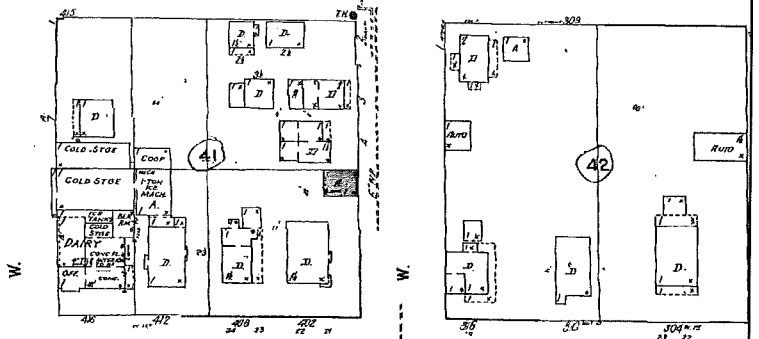
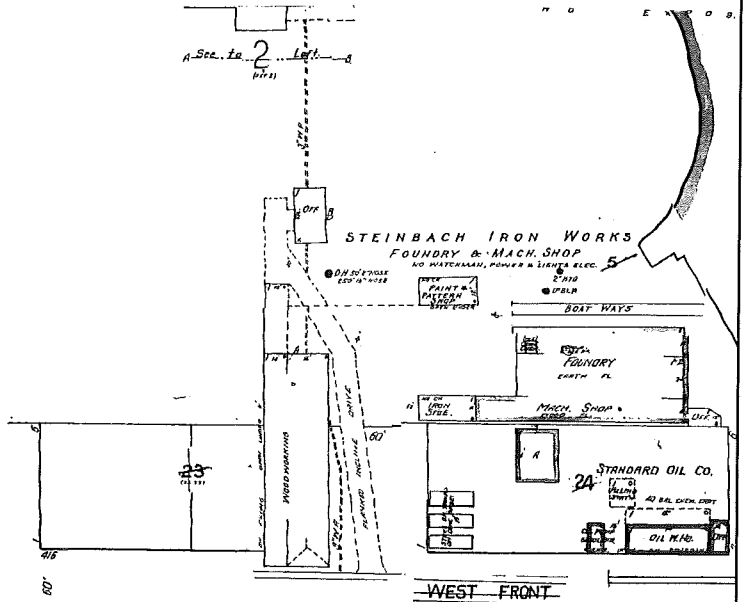
Site Name: Sadr Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification #: OFAG-4498-AD01
 Copyright: 1943



3776115 - 3

1943 Certified Sanborn Map

The certified Sanborn Library search results in this report can be authenticated by visiting www.edrnet.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

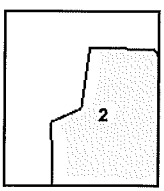
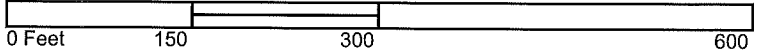


Certification # 0FA6-4498-AD01

Site Name: Sadri Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:36:00 PM
 Certification #: 0FA6-4498-AD01



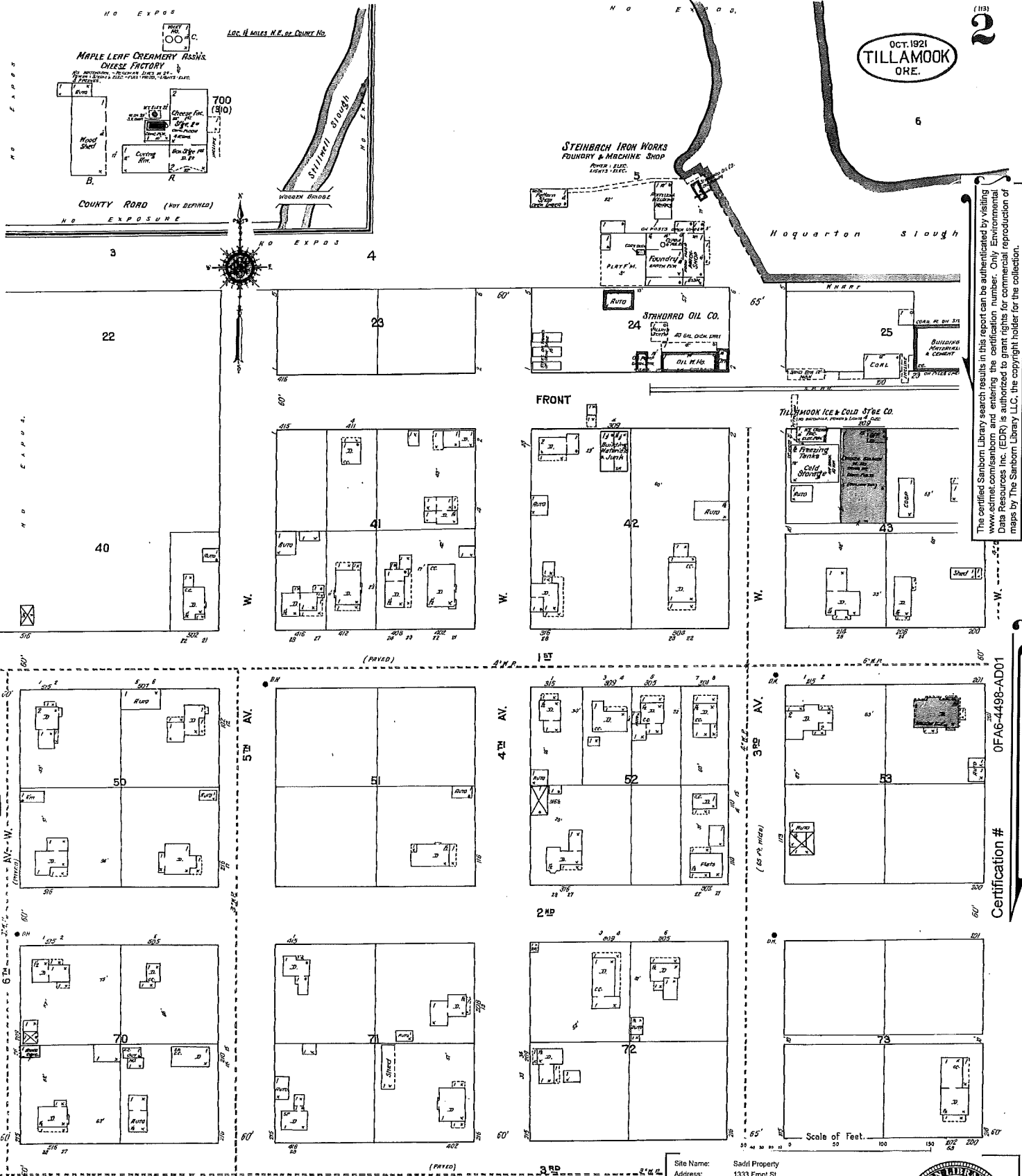
This Certified Sanborn Map combines the following sheets. Outlined areas indicate map sheets within the collection.



Volume 1, Sheet 2



1921 Certified Sanborn Map



OCT. 1921
TILLAMOOK
 ORE.

The certified Sanborn Library search results in this report can be authenticated by visiting www.edr.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

Certification # 0FA6-4498-AD01

Site Name: Saddl Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification # 0FA6-4498-ADD1
 Copyright: 1921



1921 Certified Sanborn Map

The certified Sanborn Library search results in this report can be authenticated by visiting www.edr.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

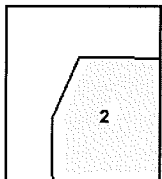
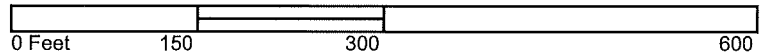
Certification #

0FAG-4498-AD01

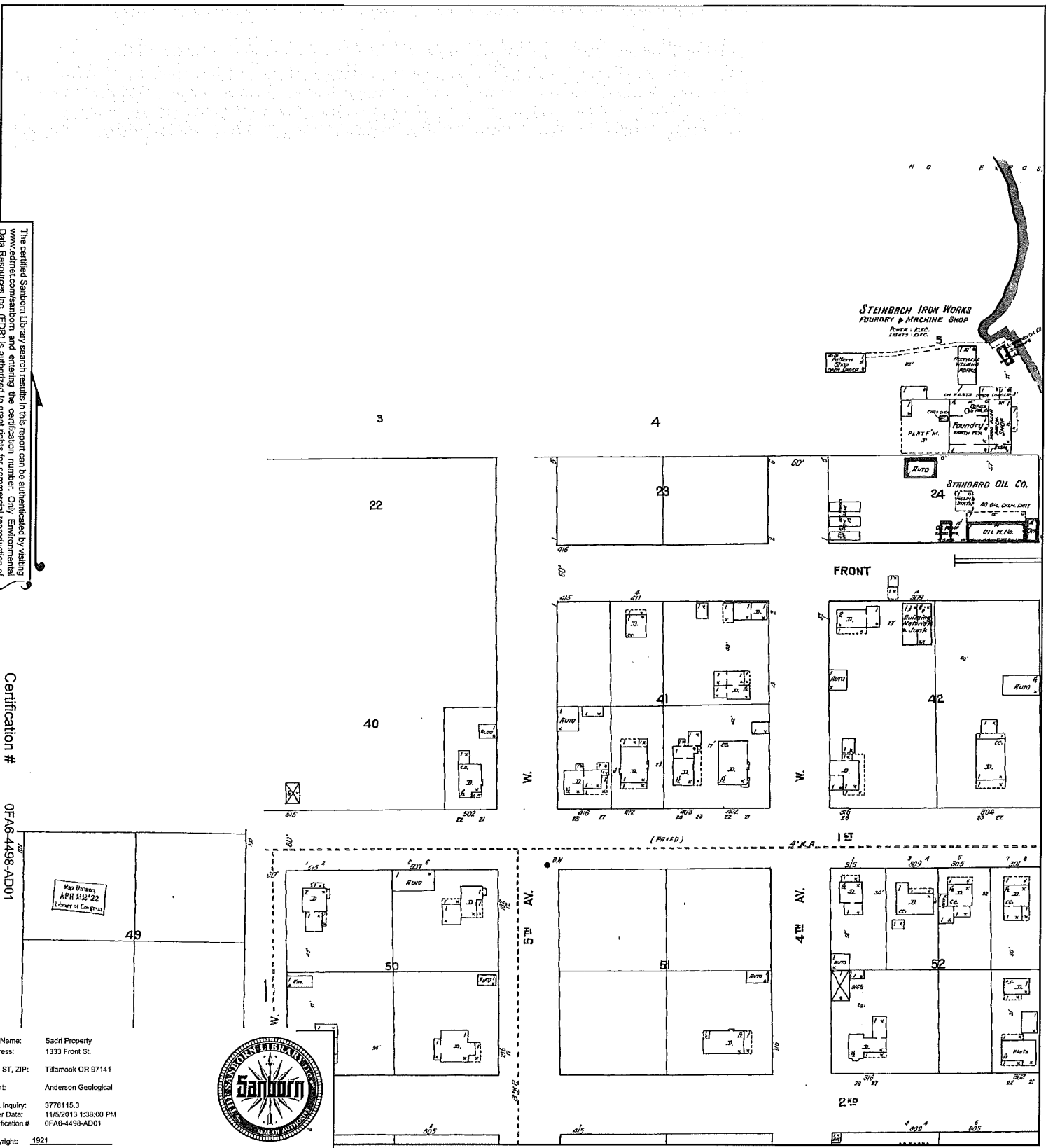
Site Name: Sadri Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/6/2013 1:38:00 PM
 Certification # 0FAG-4498-AD01
 Copyright: 1921



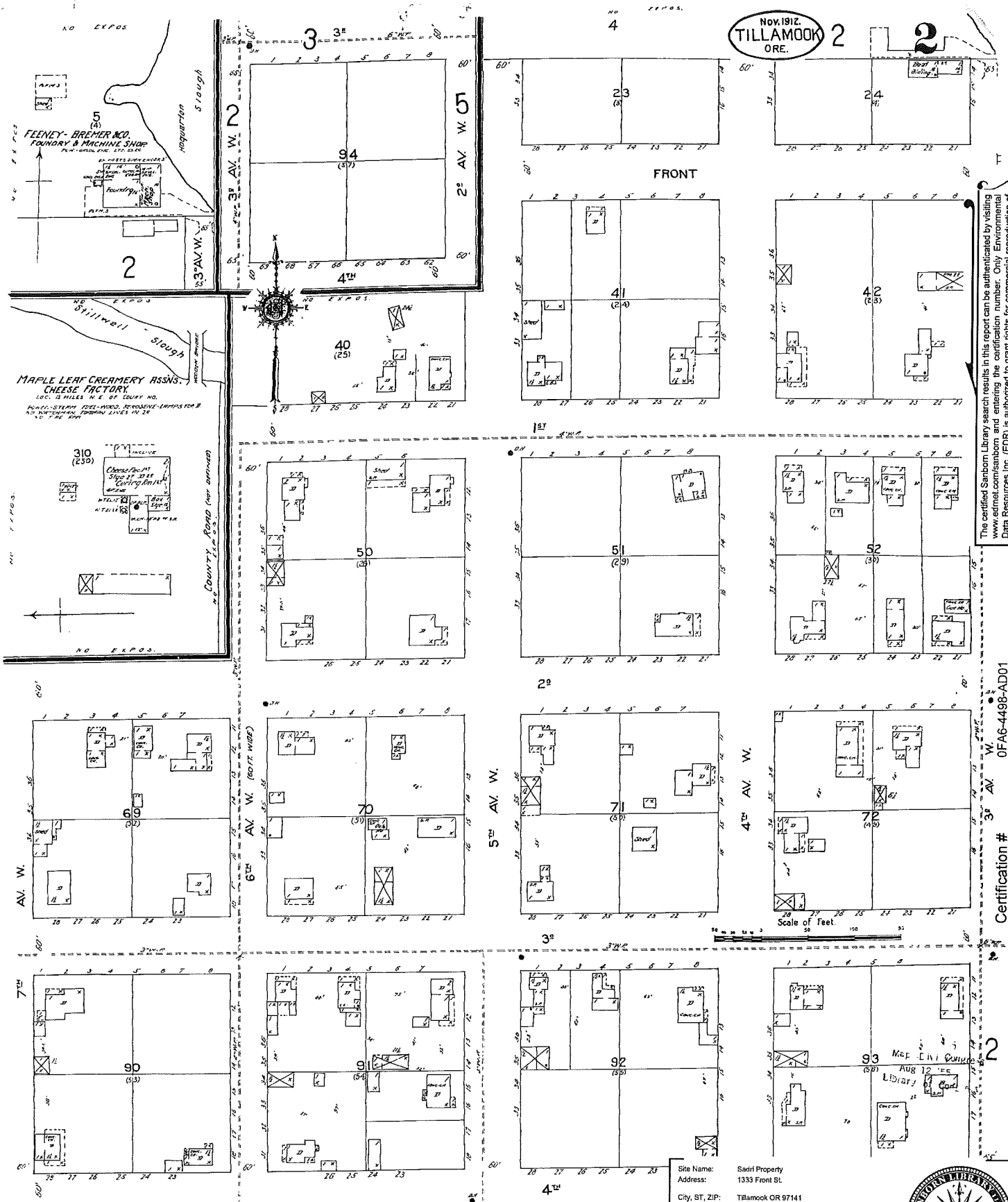
This Certified Sanborn Map combines the following sheets. Outlined areas indicate map sheets within the collection.



Volume 1, Sheet 2



1912 Certified Sanborn Map



NOV. 1912
TILLAMOOK
ORE.

The certified Sanborn Library search results in this report can be authenticated by visiting www.edr.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

Certification # 0FA6-498-AD01

Site Name: Sadr Property
 Address: 1333 Front St
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:38:00 PM
 Certification #: 0FA6-498-AD01
 Copyright: 1912

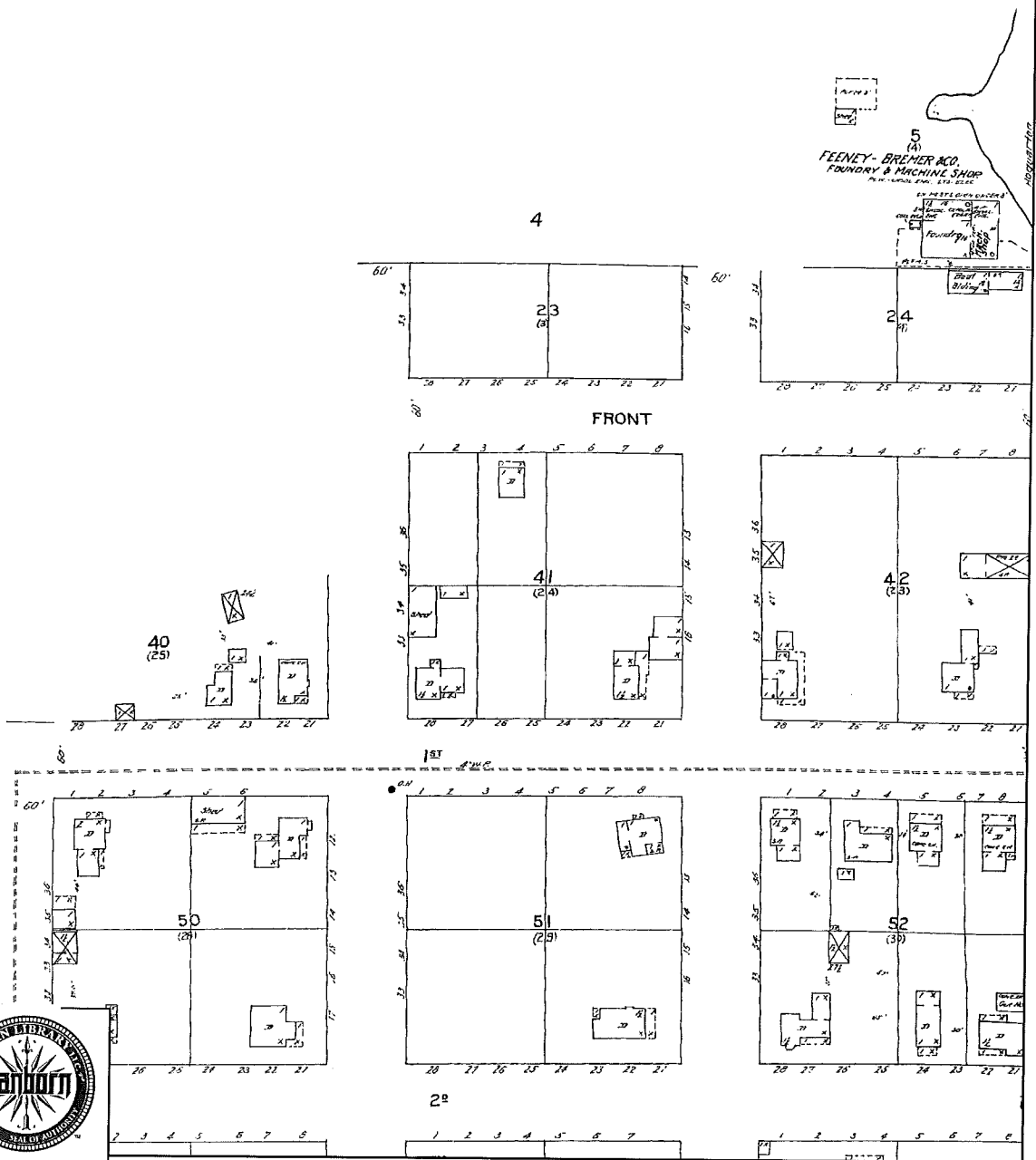


1912 Certified Sanborn Map

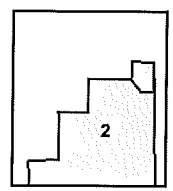
The certified Sanborn Library search results in this report can be authenticated by visiting www.edri.net/certsanborn, and entering the certification number. Only Environmental Data Resources Inc. (EDRI) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection.

Certification # 0FA6-4498-AD01

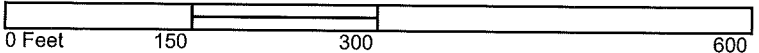
Site Name: Sadri Property
 Address: 1333 Front St.
 City, ST, ZIP: Tillamook OR 97141
 Client: Anderson Geological
 EDR Inquiry: 3776115.3
 Order Date: 11/5/2013 1:36:00 PM
 Certification #: 0FA6-4498-AD01
 Copyright: 1912



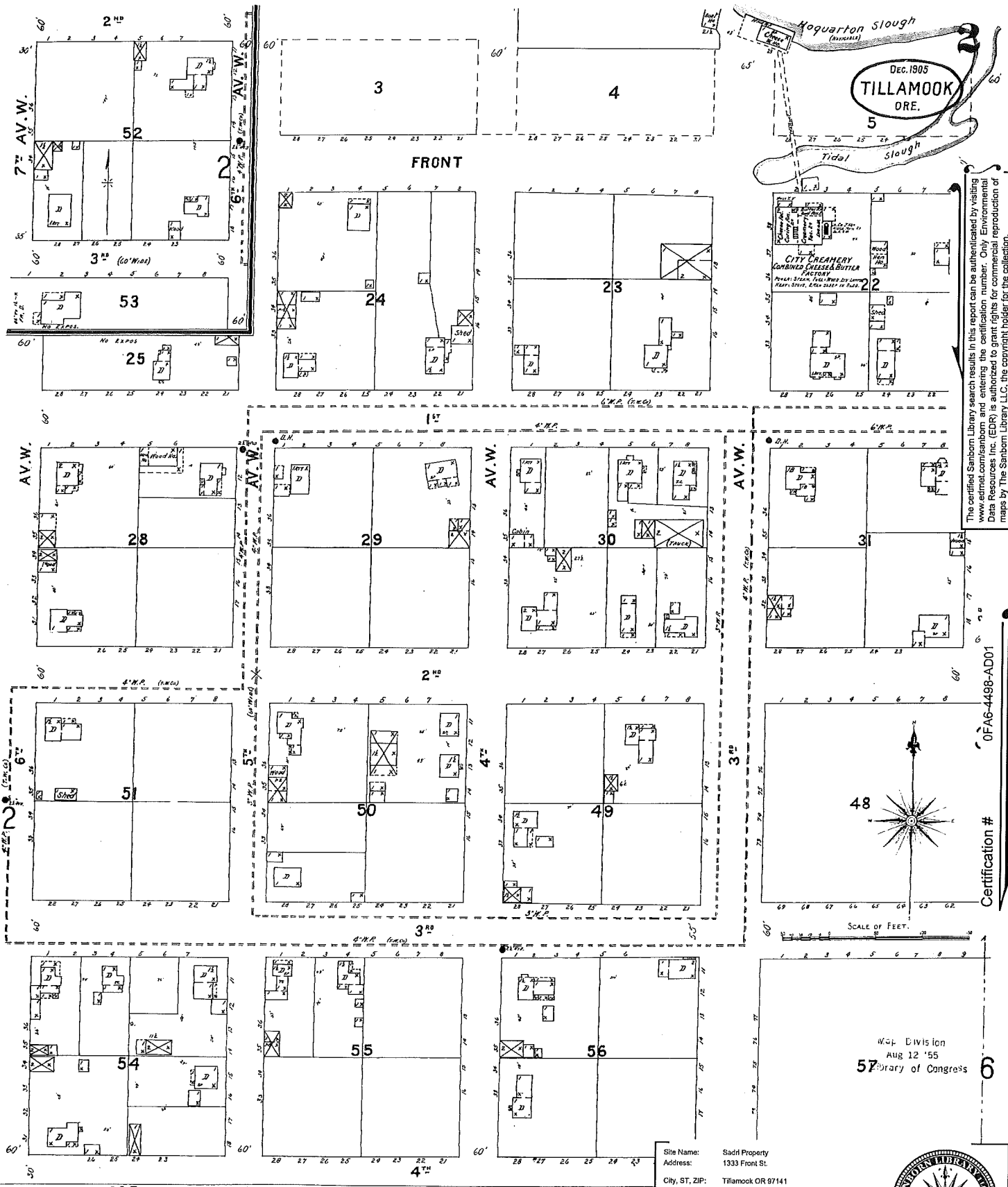
This Certified Sanborn Map combines the following sheets. Outlined areas indicate map sheets within the collection.



Volume 1, Sheet 2



1905 Certified Sanborn Map



The certified Sanborn Library search results in this report can be authenticated by visiting www.sanborn.com and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by The Sanborn Library LLC, the copyright holder for the collection.

0FA6-4498-AD01

Certification #

W&P Division
AUG 12 '55
Library of Congress



Site Name: Sadri Property
Address: 1333 Front St.
City, ST, ZIP: Tillamook OR 97141
Client: Anderson Geological
EDR Inquiry: 3776115.3
Order Date: 11/5/2013 1:38:00 PM
Certification #: 0FA6-4498-AD01
Copyright: 1905

3776115-3 page

205

206

207

TILLAMOOK COUNTY COMMERCIAL LAND VALUATION

PCA: 200
 RMV PCA: 200
 MA: 07
 NH: 500

VACANT?

YEAR: 2013
 MAP_TAXLOT: 1S10 2500 00200
 ACCOUNT ID: 117484
 Tax Code: 9.00 - 8
9.12 - 55.55

ZONING: O & F-1
 PROPERTY NOTES::

8/19/13 Large vacant land majority located within the City of Tillamook's city limits. Approximately 6.93 acres is outside the city. The entire acreage is identified as containing wetlands on the National Wetlands Inventory. The zoning limits development and all development will require considerable site approvals. Also located in FEMA floodway, KF

Land Schedule		# of Units	Units of Comparison	Base Value	% of schedule	Adjusted unit value	Total Value
STANDARD LOT	AA	65.98	ACRE	\$750,000.00	25.00%	\$6,091.77	\$401,940
EXCESS LAND**		0	ACRE				\$0
WETLANDS**		0	SF	\$1 PER SF			\$0
TIDELANDS		0	SF	\$1,000 PER ACRE			\$0
SUBMERGED LANDS, not exempt		0	SF	\$350 PER ACRE			\$0
Leased Exempt land - DSL 307.168***		0	SF	\$750,000.00	25.00%	\$6,091.77	\$0
LAND TOTAL							\$401,940

ONSITE AND LAND DEVELOPMENT COSTS

OSD				0.00%	\$0
LANDSCAPING	NONE				\$0
SITE DEVELOPMENT:	0		\$0	% GOOD: 0.00%	\$0
Total SF:	0	Total Acres:	65.98	Total Land w OSD:	\$401,940

Fire Patrol NW or W Acres: 0 Fire Patrol NW or W Surcharge: Y OR (N) Solid Waste: 0

**Excess land is valued at full schedule, used to deduct from market and income approaches. Wetlands are either classified or land that is either protected or has potential development issues based on property inspection.

***This is submersible land between high water mark and low water mark owned by Department of State lands. Legal description provided includes some of these lands, included total sf and reduced value accordingly.

ADDRESS
Pin #: 7324 500

TILLAMOOK PORT OF TILLAMOOK BAY
LAND APF

PCA: 9901 200

Neighborhood: 4000 BLIMP BLVD
TILLAMOOK OR 97141

Standard Lot Ocean Front Ocean View River Front Valley View Tract Land Comm. Lot Landscaping: Min / Avg / Good

REMARKS: Average Chg from 4.80 to 8.00.

File trust for can associate after sale, committed to 10/1/2008, KF used sales price as best indication of market value.

ZONING: <u>D (open street)</u>	AREA IMPROVEMENTS	SITE INFO
Residential	Sidewalks	Topog:
Multi-Family	Curbs	Level
Commercial	Street D / G / P	Sloping
Industrial	Water	Steep
Agricultural	Elect.	Ravine
Forest	Sewer / Septic / Sand Filter	Wetlands
		Marshy

APPRAISED BY	DATE	ACRES	LAND CLASS	BASE RATE	UNITS	OSD	ADJ VALUE	TOTAL VALUE
<u>KL</u>	<u>4-13-95</u>	<u>8.00</u>	<u>TV</u>	<u>865</u>	<u>8.00</u>			<u>6920</u>
<u>KF 5/06</u>	<u>9.12</u>	<u>48.55</u>	<u>zone OS</u>	<u>CS</u>	<u>48.55</u>		<u>5822.18</u>	<u>282467</u>
	<u>9.12</u>	<u>7.00</u>	<u>F-1</u>	<u>CS</u>	<u>7.00</u>		<u>5822.18</u>	<u>40755</u>
	<u>9.00</u>	<u>1.85</u>	<u>L-I Tillamook</u>	<u>CS</u>	<u>1.85</u>		<u>5822.18</u>	<u>10771</u>
	<u>9.00</u>	<u>6.15</u>	<u>OS</u>	<u>CS</u>	<u>6.15</u>		<u>5822.18</u>	<u>35806</u>

FP =
SPEC FP =
SW =



Ticor Title Company

2211 3rd Street, Tillamook, OR 97141
(503)842-5533 FAX (503)842-5536

PRELIMINARY REPORT

TITLE OFFICER: Tami Malcolm

ORDER NO.: 360410003872-TTAST04

CUSTOMER NO.: 04.SADRI

Supplemental No. 1-Change Plant Date,etc

TO: Right-of-Way Associates
Attn: Shannon L. Fish
10186 SW Laurel Street
Beaverton, OR 97005

OWNER/SELLER: Asghar R. Sadri, Trustee(s) of

BUYER/BORROWER:

PROPERTY ADDRESS:

Tillamook, Oregon 97141

EFFECTIVE DATE: September 12, 2013, 08:00 AM

1. THE POLICY AND ENDORSEMENTS TO BE ISSUED AND THE RELATED CHARGES ARE:

	<u>AMOUNT</u>	<u>PREMIUM</u>
Owner's Standard ALTA 2006 Form	25,000.00	\$ 200.00

2. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:

Fee Simple

3. TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN:

Asghar R. Sadri, Trustee(s) of the Asghar Sadri Living Trust, UTA Dated September 5, 2002

4. THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE CITY OF TILLAMOOK IN THE COUNTY OF TILLAMOOK, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS:

SEE EXHIBIT "ONE" ATTACHED HERETO AND MADE A PART HEREOF

PRELIMINARY REPORT

(Continued)

Order No.: 360410003872-TTAST04

EXHIBIT "ONE"

A tract of land being a portion of Government Lots 2, 3, 4 and 8, in Section 25, Township 1 South, Range 10 West of the Willamette Meridian, in Tillamook County, Oregon.

Commencing at a 2 inch iron pipe set at the restored Northwest corner of Section 25;

Thence North 89° 27' 29" East along the Section line, 1336.4 feet, to the West 1/16th corner of Sections 24/25;

Thence South 00° 10' 34" West 520.82 feet, along the West line of Government Lot 2 to a 2 inch iron pipe set on the South bank of the Hoquarten Slough and the true point of beginning;

Thence South 00° 10' 34" West 179.22 feet, more or less, along the West line of Government Lot 2 to the center line of a ditch;

Thence Southerly and Easterly, along the ditch centerline, 1530 feet, more or less, to a point in the center of the ditch that is South 00° 29' 31" East, 15 feet from the Southwest corner of Book 307, page 565, recorded January 29, 1987 in Records of Tillamook County, Oregon;

Thence North 00° 29' 31" East 15 feet, more or less, to a 2 inch iron pipe;

Thence South 85° 55' 39" East 398.33 feet to a 2 inch iron pipe set on the East line of Government Lot 8;

Thence South 00° 06' 30" West 48.68 feet to a 2 inch iron pipe set at the intersection of the North line of the Edrick Thomas Donation Land Claim No. 44 with the East line of Government Lot 8;

Thence along the North line of the Edrick Thomas Donation Land Claim No. 44, South 89° 57' 00" East 448.14 feet, more or less to the Northwest corner of Parcel 1 conveyed to the City of Tillamook by Bargain and Sale Deed (Correction Deed) recorded December 8, 1980, in Book 273, page 346, Tillamook County Records.

Thence South 89° 57' 00" East 480 feet to the Northeast corner of said Tillamook City parcel;

Thence South 89° 57' 00" East 270 feet to the Northeast corner of said Lot 5, Stillwells Addition to Tillamook;

Thence North 00° 03' 00" East 449 feet to a 2 inch iron pipe set;

Thence South 89° 57' 00" East, 60.0 feet to a 2 inch iron pipe set;

Thence North 00° 03' 00" East 12.0 feet to a 2 inch iron pipe set;

Thence South 89° 57' 00" East 126.30 feet to a 2 inch iron pipe set on the West Bank of the Hoquarten Slough;

Thence continuing South 89° 57' 00" 4.4 feet, more or less, to the South bank of Hoquarten Slough;

Thence Northerly and Westerly along the South bank of the Hoquarten Slough as it existed in November 1977, the following courses and distances;

Thence North 26° 12' 00" West 449.0 feet;

Thence North 49° 24' 00" West, 92.2 feet;

Thence North 70° 45' 00" West 106.0 feet;

Thence South 81° 26' 00" West 101.1 feet;

Thence South 60° 43' 00" West 143.3 feet;

Thence South 61° 49' 00" West 402.6 feet;

Thence South 70° 40' 00" West 105.9 feet;

Thence South 87° 35' 00" West 120.1 feet;

Thence North 78° 43' 00" West 102.0 feet;

Thence North 66° 04' 00" West 98.5 feet;

Thence North 49° 01' 00" West 304.8 feet;

Thence North 32° 02' 00" West 94.3 feet;

Thence North 19° 19' 00" West 106.0 feet;

Thence North 05° 41' 00" East 100.5 feet;

Thence North 28° 16' 00" East 295.3 feet;

Thence North 10° 45' 00" East 106.9 feet;

Thence North 40° 57' 00" West 99.2 feet;

Thence North 70° 06' 00" West 147.5 feet;

Thence South 89° 27' 29" West, 440.0 feet along the Section line;

Thence South 49° 16' 00" West 761.0 feet to the intersection with the West line of Government Lot 2;

PRELIMINARY REPORT

(Continued)

Order No.: 360410003872-TTAST04

Thence along the West line of Government Lot 2, South 00° 10' 34" West 29.7 feet to the true point of beginning.

ALSO a non-exclusive perpetual easement in common with others over a strip of land 60 feet wide described as follows:

Beginning at the center quarter corner of Section 25, Township 1 South, Range 10 West of the Willamette Meridian in Tillamook County, Oregon;

Thence North 00° 06' 30" East 1017.17 feet;

Thence South 89° 57' East 448.14 feet;

Thence South 00° 02' East 360.68 feet to the true point of beginning;

Thence South 00° 02' East 60 feet;

Thence South 89° 57' East 210 feet;

Thence North 00° 03' East 60 feet;

Thence North 89° 57' East 210 feet, more or less, to the true point of beginning.

ALSO an exclusive right of way for the use of Publishers Paper Co., a Delaware corporation, and the City of Tillamook, a municipal corporation, over a strip of land 30 feet in width described as follows:

Beginning at the center quarter corner of Section 25, Township 1 South, Range 10 West of the Willamette Meridian, in Tillamook County, Oregon;

Thence North 00° 06' 30" East 1017.17 feet;

Thence South 89° 57' East 448.14 feet to the true point of beginning;

Thence South 00° 02' East 360.68 feet;

Thence South 89° 57' East 30 feet;

Thence North 00° 02' East 360.68 feet;

Thence North 89° 57' West 30 feet to the true point of beginning.

Said easement to be appurtenant to Grantor's fee ownership in Government Lots 2 and 3, in said Section, Township and Range.

AS OF THE DATE OF THIS REPORT, ITEMS TO BE CONSIDERED AND EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN THE POLICY FORM WOULD BE AS FOLLOWS:

GENERAL EXCEPTIONS:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Facts, rights, interests or claims which are not shown by the Public Records but which could be ascertained by an inspection of the Land or by making inquiry of persons in possession thereof.
3. Easements, or claims of easement, not shown by the Public Records; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land. The term "encroachment" includes encroachments of existing improvements located on the Land onto adjoining land, and encroachments onto the Land of existing improvements located on adjoining land.
5. Any lien for services, labor or material heretofore or hereafter furnished, or for contributions due to the State of Oregon for unemployment compensation or worker's compensation, imposed by law and not shown by the Public Records.

SPECIFIC ITEMS AND EXCEPTIONS:

Note: Property taxes for the fiscal year shown below are paid in full.

Fiscal Year: 2012-2013
Amount: \$3,376.24
Levy Code: 0912
Account No.: ID# 411630
Map No.: 1S10 25 00200

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

Note: Property taxes for the fiscal year shown below are paid in full.

Fiscal Year: 2012-2013
Amount: \$572.17
Levy Code: 0900
Account No.: ID# 117484
Map No.: 1S10 25 00200

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

6. Property taxes in an undetermined amount, which are a lien but not yet payable, including any assessments collected with taxes to be levied for the fiscal year 2013-2014.
7. Personal Property Taxes, if any, affecting said premises.
8. Unrecorded leases and/or tenancies, if any, affecting said premises.

9. City Liens, if any, in favor of the City of Tillamook.
10. Any adverse claim based upon the assertion that:
 - a) Said Land or any part thereof is now or at any time has been below the highest of the high watermarks of Hoquarton Slough and Stillwell Slough in the event the boundary of said Hoquarter Slough and Stillwell Slough has been artificially raised or is now or at any time has been below the high watermark, if said Hoquarton Slough and Stillwell Slough is in its natural state.
 - b) Some portion of said Land has been created by artificial means or has accreted to such portion so created.
 - c) Some portion of said Land has been brought within the boundaries thereof by an avulsive movement of Hoquarton Slough and Stillwell Slough, or has been formed by accretion to any such portion.
11. Rights of the public to any portion of the Land lying within the area commonly known as streets, roads and highways.
12. Easement(s) for the purpose(s) shown below and rights incidental thereto as reserved in a document;

Reserved by: Tillamook Lumbering Co., a corporation
Purpose: To hold logs along the banks of the slough, etc.
Recording Date: October 23, 1903
Recording No: Book: Z Page: 41
Affects: covers other property also
13. Agreement, including the terms and provisions thereof;

Executed by: Publishers Paper Company; and the City of Tillamook Oregon, a municipal corporation
Recording Date: August 13, 1980
Recording No.: Book: 271 Page: 913
14. An option to purchase said Land with certain terms, covenants, conditions and provisions as set forth therein.

Optionor: Asghar Sadri
Optionee: Tillamook County ("County")
Disclosed by: Option to Purchase Real Estate
Recording Date: March 1, 2011
Recording No: 2011-001238

Modification #1 To Deed-Option 2011-001238 Option to Purchase Real Estate, including the terms and provisions thereof;

Recording Date: January 3, 2013
Recording No.: 2013-000040
15. If title is to be insured in the trustee(s) of a trust (or if their act is to be insured), this Company will require a copy of said Trust Agreement or a Trust Certification pursuant to ORS Chapter 130.860.

The Company reserves the right to make additional requirements or add additional items or exceptions after review of the requested documentation.

16. If requested to issue an extended coverage ALTA loan policy, the following matters must be addressed:
- a) The rights of tenants holding under unrecorded leases or tenancies
 - b) Any facts which would be disclosed by an accurate survey of the Land
 - c) Matters disclosed by a statement as to parties in possession and as to any construction, alterations or repairs to the Land within the last 75 days. The Company must be notified in the event that any funds are to be used for construction, alterations or repairs.

END OF EXCEPTIONS

Note: There are no matters against the party(ies) shown below which would appear as exceptions to coverage in a title insurance product:

Parties: Asghar R. Sadri, Trustee

Note: There are NO conveyances affecting said Land recorded within 24 months of the date of this report.

Recording charge for a RESPA transaction (all transfer and loan documents):
RESPA Residential Sale and Purchase \$189.00
RESPA Residential Loan/Refinance \$136.00
RECORDING CHARGES ARE SUBJECT TO CHANGE WITHOUT NOTICE.

ANY ADDITIONAL FEES CHARGED BY THE TILLAMOOK COUNTY RECORDING CLERK FOR NON-CONFORMING DOCUMENTS WILL BE BILLED SEPARATE FROM THE ABOVE DESCRIBED RESPA AVERAGE RECORDING FEES.

All recordings for Tillamook County properties should be sent to:

Ticor Title Company
Attention: Recorder
2211 3rd Street
Tillamook, OR 97141

For many real estate transactions, Federal law requires that a settlement statement show the allocation of title insurance charges between title insurer and title insurance agent. For the transaction that is the subject of this report, the allocation is as follows:

Ticor Title Company of Oregon (Agent) 88%
Chicago Title Insurance Company, a Nebraska corporation (Insurer) 12%

NOTE: The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than the amount, if any, set forth in the arbitration clause, all arbitratable matters shall be arbitrated at the option of either the company or the insured as to the exclusive remedy of the parties.

The following item pertains to Sale transactions only:

Note: Effective January 1, 2008, Oregon law (ORS 314.258) mandates withholding of Oregon income taxes from sellers who do not continue to be Oregon residents or qualify for an exemption. Please contact your Escrow Closer for further information.

THE FOLLOWING NOTICE IS REQUIRED BY STATE LAW: YOU WILL BE REVIEWING, APPROVING AND SIGNING IMPORTANT DOCUMENTS AT CLOSING. LEGAL CONSEQUENCES FOLLOW FROM THE SELECTION AND USE OF THESE DOCUMENTS. THESE CONSEQUENCES AFFECT YOUR RIGHTS AND OBLIGATIONS. YOU MAY CONSULT AN ATTORNEY ABOUT THESE DOCUMENTS. YOU SHOULD CONSULT AN ATTORNEY IF YOU HAVE QUESTIONS OR CONCERNS ABOUT THE TRANSACTION OR ABOUT THE DOCUMENTS. IF YOU WISH TO REVIEW TRANSACTION DOCUMENTS THAT YOU HAVE NOT YET SEEN, PLEASE CONTACT THE ESCROW AGENT.

Fidelity National Financial, Inc. Privacy Statement

Fidelity National Financial, Inc. and its subsidiaries ("FNF") respect the privacy and security of your non-public personal information ("Personal Information") and protecting your Personal Information is one of our top priorities. This Privacy Statement explains FNF's privacy practices, including how we use the Personal Information we receive from you and from other specified sources, and to whom it may be disclosed. FNF follows the privacy practices described in this Privacy Statement and, depending on the business performed, FNF companies may share information as described herein.

Personal Information Collected

We may collect Personal Information about you from the following sources:

- Information we receive from you on applications or other forms, such as your name, address, social security number, tax identification number, asset information, and income information;
- Information we receive from you through our Internet websites, such as your name, address, email address, Internet Protocol address, the website links you used to get to our websites, and your activity while using or reviewing our websites;
- Information about your transactions with or services performed by us, our affiliates, or others, such as information concerning your policy, premiums, payment history, information about your home or other real property, information from lenders and other third parties involved in such transaction, account balances, and credit card information; and
- Information we receive from consumer or other reporting agencies and publicly recorded documents.

Disclosure of Personal Information

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To insurance agents, brokers, representatives, support organizations, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;
- To third-party contractors or service providers for the purpose of determining your eligibility for an insurance benefit or payment and/or providing you with services you have requested;
- To an insurance regulatory authority, or a law enforcement or other governmental authority, in a civil action, in connection with a subpoena or a governmental investigation;
- To companies that perform marketing services on our behalf or to other financial institutions with which we have joint marketing agreements and/or
- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing.

We may also disclose your Personal Information to others when we believe, in good faith, that such disclosure is reasonably necessary to comply with the law or to protect the safety of our customers, employees, or property and/or to comply with a judicial proceeding, court order or legal process.

DISCLOSURE TO AFFILIATED COMPANIES - We are permitted by law to share your name, address and facts about your transaction with other FNF companies, such as insurance companies, agents, and other real estate service providers to provide you with services you have requested, for marketing or product development research, or to market products or services to you. We do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

DISCLOSURE TO NONAFFILIATED THIRD PARTIES - We do not disclose Personal Information about our customers or former customers to nonaffiliated third parties, except as outlined herein or as otherwise permitted by law.

Confidentiality and Security of Personal Information

Fidelity National Financial, Inc.
Privacy Statement
(continued)

We restrict access to Personal Information about you to those employees who need to know that information to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard Personal Information.

**Access to Personal Information/
Requests for Correction, Amendment, or Deletion of Personal Information**

As required by applicable law, we will afford you the right to access your Personal Information, under certain circumstances to find out to whom your Personal Information has been disclosed, and request correction or deletion of your Personal Information. However, FNF'S CURRENT POLICY IS TO MAINTAIN CUSTOMERS' PERSONAL INFORMATION FOR NO LESS THAN YOUR STATE'S REQUIRED RECORD RETENTION REQUIREMENTS FOR THE PURPOSE OF HANDLING FUTURE COVERAGE CLAIMS.

For your protection, ALL REQUESTS MADE UNDER THIS SECTION MUST BE IN WRITING AND MUST INCLUDE YOUR NOTARIZED SIGNATURE TO ESTABLISH YOUR IDENTITY. Where permitted by law, we may charge a reasonable fee to cover the costs incurred in responding to such requests. Please send requests to:

Chief Privacy Officer
Fidelity National Financial, Inc.
601 Riverside Avenue
Jacksonville, FL 32204

Changes to this Privacy Statement

This Privacy Statement may be amended from time to time consistent with applicable privacy laws. When we amend this Privacy Statement, we will post a notice of such changes on our website. The effective date of this Privacy Statement, as stated above, indicates the last time this Privacy Statement was revised or materially changed.

Effective Date: 5/1/2008

Disclosure to Affiliated Companies – We are permitted by law to share your name, address and facts about your transaction with other FNF companies, such as insurance companies, agents, and other real estate service providers to provide you with services you have requested, for marketing or product development research, or to market products or services to you. We do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

Disclosure to Nonaffiliated Third Parties – We do not disclose Personal Information about our customers or former customers to nonaffiliated third parties, except as outlined herein or as otherwise permitted by law.

Confidentiality and Security of Personal Information

We restrict access to Personal Information about you to those employees who need to know that information to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard Personal Information.

Access to Personal Information/

Requests for Correction, Amendment, or Deletion of Personal Information

As required by applicable law, we will afford you the right to access your Personal Information, under certain circumstances to find out to whom your Personal Information has been disclosed, and request correction or deletion of your Personal Information. However, FNF's current policy is to maintain customers' Personal Information for no less than your state's required record retention requirements for the purpose of handling future coverage claims.

For your protection, all requests made under this section must be in writing and must include your notarized signature to establish your identity. Where permitted by law, we may charge a reasonable fee to cover the costs incurred in responding to such requests. Please send requests to:

Chief Privacy Officer
Fidelity National Financial, Inc.
601 Riverside Avenue
Jacksonville, FL 32204

Changes to this Privacy Statement

This Privacy Statement may be amended from time to time consistent with applicable privacy laws. When we amend this Privacy Statement, we will post a notice of such changes on our website. The effective date of this Privacy Statement, as stated above, indicates the last time this Privacy Statement was revised or materially changed.



**Ticor Title Company
PRELIMINARY REPORT**

In response to the application for a policy of title insurance referenced herein Ticor Title Company hereby reports that it is prepared to issue, or cause to be issued, as of the specified date, a policy or policies of title insurance describing the land and the estate or interest hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.

The printed Exceptions and Exclusions from the coverage of said policy or policies are set forth in Exhibit A. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Copies of the policy forms should be read. They are available from the office which issued this report.

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby.

The policy(s) of title insurance to be issued hereunder will be policy(s) of Chicago Title Insurance Company, a/an Nebraska corporation.

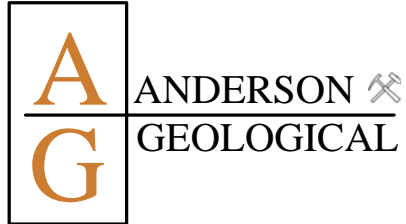
Please read the exceptions shown or referred to herein and the Exceptions and Exclusions set forth in Exhibit A of this report carefully. The Exceptions and Exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered.

It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects and encumbrances affecting title to the land.

This preliminary report is for the exclusive use of the parties to the contemplated transaction, and the Company does not have any liability to any third parties nor any liability until the full premium is paid and a policy is issued. Until all necessary documents are placed of record, the Company reserves the right to amend or supplement this preliminary report.

Countersigned

Sami Malachuk



REVISED CONTAMINATED MEDIA MANAGEMENT PLAN

SADRI PROPERTY AND EAST PARCELS
SOUTHERN FLOW CORRIDOR PROJECT
TILLAMOOK, OREGON

DEQ ECSI #5899

Prepared for

TILLAMOOK COUNTY, OREGON

P.O. Box 649
Wilsonville, Oregon 97070
(503) 682-2500

Project #1420.01
July 9, 2015

REVISED
CONTAMINATED MEDIA MANAGEMENT PLAN

Sadri Property and East Parcels
Southern Flow Corridor Project
Tillamook, Oregon

DEQ ECSI #5899

Prepared for

Tillamook County, Oregon

This report is for the exclusive use of the client, and is not to be relied upon by other parties. It is not to be photographed, photocopied, or similarly reproduced in total or in part without the expressed written consent of the client and Anderson Geological.

Anderson Geological, Inc.
P.O. Box 649
Wilsonville, Oregon 97070
(503) 682-2500

TABLE OF CONTENTS

1.0 Introduction	1
1.1 Purpose	
1.2 Objectives	
1.3 Implementation	
2.0 Project Description	3
2.1 Background	
2.2 Project Setting and History	
2.3 Assessment of Contaminated Soil	
2.3.1 Take Soils - Human and Ecological Risk	
2.3.2 Leave Soils - Human and Ecological Risk	
2.4 Assessment of Contaminated Groundwater	
3.0 Classification of Contaminated Soils	6
3.1 Environmental Classifications of Soil and Other Fill	
4.0 Management of Contaminated Materials During Construction	10
4.1 Management of Contaminated Media	
4.1.1 On-Site Reuse of Clean Soil and Other Fill	
4.1.2 On-Site Reuse of Contaminated Soil and Other Fill	
4.1.3 Off-Site Disposal of Contaminated Soil and Other Fill	
4.2 Management of Contaminated Groundwater	
4.2.1 Dewatering in Areas of Known Groundwater Contamination	
4.3 Management of Waste Concrete	
4.4 Management of Excavated Woody and Organic Matter	
4.5 Management of Surface Woody and Organic Matter	
5.0 Contaminated Media Management Practices During Construction	14
5.1 Contaminated Media Handling	
5.2 Soil Monitoring During Construction	
5.3 Documentation of Contaminated Media	
5.4 Post-Excavation Confirmation Sampling	
6.0 Property Management Plan	15
6.1 Disposal Cell Construction	
6.2 Leave Surface	
6.3 Disposal Cell Inspection and Maintenance	
6.4 Leave Surface Inspection and Maintenance	
6.5 Notifications and Documentation Requirements	

FIGURES

- Figure 1** Site Location Map
Figure 2 Site and Vicinity Plan
Figure 3 Existing Topographic Contour Plan - Former Mill Areas and East Parcels
Figure 4 Soil Contaminants in Excess of Risk-Based Concentrations (RBCs)
Figure 5 Soil Contaminants in Excess of Ecological SLVs (Take Soils)
Figure 6 General Locations of Soil Disposal Types (Take Soils)
Figure 7 Leave Soils in Excess of RBCs and Ecological Screening Level

TABLES

- Table 1** Soil Analysis Summary - Take Soils (TPH, PAHs)
Table 2 Soil Analysis Summary - Take Soils (Metals)
Table 3 Soil Analysis Summary - Take Soils (Dioxins/Furans)
Table 4 Soil Analysis Summary - Leave Soils (TPH, PAHs)
Table 5 Soil Analysis Summary - Leave Soils (Metals)
Table 6 Estimated Volumes of Type 2 and Type 3 Soils

APPENDICES

- Appendix A** Contaminated Media Management Practice Requirements
Appendix B Disposal Cell and Leave Surface Inspection Form

1.0 INTRODUCTION

1.1 Purpose

The purpose of this Contaminated Media Management Plan (CMMP) is to assist in the proper management, handling and disposal or reuse of contaminated materials that are being removed from the Sadri Property and East Parcels as part of the Southern Flow Corridor (SFC) Project. This plan is intended to facilitate the execution of the SFC project within the project boundaries and to properly manage the contaminated media encountered during construction.

The contaminated materials that will be encountered during the construction activities will require special handling and management to comply with applicable regulatory requirements. Soil and other fill materials have been identified in the work area that contain elevated concentrations of arsenic, cadmium, lead, polynuclear aromatic hydrocarbons and total petroleum hydrocarbons (heavy oil and diesel-range hydrocarbons).

1.2 Objectives

The following objectives have been established for this CMMP:

- Provide a plan for the handling, management, reuse and disposal of contaminated media that is protective of human health and the environment.
- Minimize the cost to the SFC project by specifying those materials that can be re-used on site and those materials that must be disposed of in an approved landfill.
- Prevent exacerbation of existing environmental conditions.

At the conclusion of the SFC project, the County will seek concurrence from Oregon that the SFC project, as completed on the Sadri Property and East parcels, was completed in a manner that met these objectives.

1.3 Implementation

This CMMP will be implemented by Tillamook County with oversight from Anderson Geological, Inc. Erik Anderson, R.G. will be lead representative for ensuring that this CMMP is properly implemented.

Mr. Anderson's contact information is presented below:

Erik Anderson, R.G.
Anderson Geological, Inc.
office (503) 682-2500
mobile (971) 645-2331
erik@andersongeo.com

2.0 PROJECT DESCRIPTION

2.1 Background

Tillamook County is in the process of acquiring tax lot 200 as part of the Southern Flow Corridor (SFC) project. The purpose of the SFC project is to provide flood level reduction benefits by removing man-made impediments to flood flow and to permanently restore and protect tidal wetland habitats. This is accomplished by extensive removal of existing levees and fill around the Trask and Wilson rivers and the smaller sloughs. This project will provide a substantial public benefit through the reduction of life safety risk from floods, reduce flood damage to property, improve freshwater and estuarine water quality, and enhance the quality of the habitat for native fish and wildlife species including the federally-listed Oregon Coast coho salmon.

The soils will be removed from the Sadri property and East Parcels to a common elevation (approximately 8 feet above mean seal level), referred to as the "leave" surface. The reduced elevation will allow flood waters to flow unimpeded through the area. This will involve the removal of approximately 35,000 cubic yards of soil and fill from an area along Hoquarten Slough that once housed two log-peeling mills.

Some of the soils planned for removal are contaminated by petroleum hydrocarbons, polynuclear aromatic hydrocarbons, and metals, as identified in recent investigations. The physical composition of the fill material varies from mineral soils (sand, silt and clay) to wood waste (sawdust, wood chips, logs) and construction waste composed primarily of large pieces of concrete. A small, uncontrolled dumpsite is located on one area of the East Parcels that contains household waste.

2.2 Project Setting and History

The Subject Property consists of the southeast portion of tax lot 200 (Sadri Property) and the East Parcels, consisting of the northern extension of Douglas Avenue (north of Front Street), Tax Lot 190 (formerly known as the Schmidt Property) and a portion of Lot 4 located on the east side of the Schmidt Property. Tax lot 200 is in the process of being acquired by Tillamook County from Mr. Asghar Sadri under a Prospective Purchaser Agreement; the remaining three parcels, referred to as the East parcels, are owned by the City of Tillamook. The total area covered by the Subject Property is approximately seven acres, which is mostly covered with a forested wetland located along Hoquarten Slough (Fig. 3).

Two separate mills previously operated on the property and are referred to in this report as "East Mill" which operated prior to 1944, and "West Mill" which operated from 1944 through approximately 1965. The approximate locations of the mills are shown on Figures 2 and 3.

The Subject Property is currently vacant and consists of woodland and marshes. Levees and dikes around the perimeter of the property protect the site from minor flooding events. A narrow inlet off of Hoquarten Slough, referred to as the Inlet Pond, was used as a log pond when the East Mill was in operation prior to 1944.

Much of the site is overgrown with small trees and dense undergrowth. A foot trail was recently cut through the vegetation along the tops of the levees and dikes, providing access to the western margin of the site. The water levels in the former log ponds vary with tides and river flow, and sediment and marsh grasses become exposed in all areas except in narrow channels during low tides.

2.3 Assessment of Contaminated Soil

Previous environmental sampling on the Subject Property identified areas with elevated concentrations of petroleum hydrocarbons (heavy oil), polynuclear aromatic hydrocarbons (PAHs) and metals (primarily cadmium and lead) in the soil.

The contaminants on the Sadri property are generally limited to the immediate areas around the two concrete structures associated with the two former mill buildings, and the former sawdust burner. Contaminants on the East Parcels are generally located in areas that had a history of placement of fill consisting largely of pieces of broken concrete and rough-poured concrete from truck batch excesses. Other historic dumping reportedly consisted of scrap lumber, automobile parts, and scrap plastic.

Evidence of a small garbage dump was observed in an exploratory test pit on the East Parcels. The garbage consisted of ash and scraps of plastic and metal, fabric and clothing. A soil sample collected from this layer contained heavy oil and elevated concentrations of cadmium and lead. Most of the East Parcels appear to be underlain by fill material, including large pieces of concrete.

To fulfill the flood-control requirements for the SFC project, the ground surface across the entire Subject Property will be excavated to a common elevation of approximately 8 feet above mean sea level. Soils that are planned for removal are referred to as "take" soils.

The soils that will be left exposed after the excavation are referred to as the "leave" soils. Over-excavation of contaminated soils is not planned below this surface except for locations where heavily-contaminated material is present, such as around the west mill and possibly in the area around the garbage dump on the East Parcels (Figure 7).

2.3.1 Take Soils - Human and Ecological Risk

Take soils that contain contaminants above risked-based concentrations (RBCs) for exposure to construction workers were identified around the West Mill (test pit TP-27), the East Mill (boring EM-1/test pit TP-15) and the East Parcels (test pit TP-30). The RBC for the excavation worker pathway was exceeded for lead in test pit TP-30. The areas with take soils in excess of RBCs for worker exposure are shown graphically on Figure 4.

Contaminants were detected in the take soils above one or more ecological screening levels around the West Mill (test pits TP-3, TP-5, TP-6, TP-27), the East Mill (boring EM-1, test pit TP-16, TP-17), the sawdust burner (TP-7) and the East Parcels (test pit TP-19, TP-30). Ecological screening levels were also exceeded in the samples collected on the Schmidt Property by Hart Crowser in 2011. These areas are shown graphically on Figure 5.

2.3.1 Leave Soils - Human and Ecological Risk

The only location where the proposed leave soils exceed RBCs is test pit TP-6 (West Mill) where heavy oil exceeds the RBC for the construction worker pathway at a depth of 6 feet below ground surface.

Soil samples collected from the proposed leave surface around the East Mill and West Mill exceeded ecological screening levels for aquatic receptors. These areas are shown graphically on Figure 7.

2.4 Assessment of Contaminated Groundwater

Limited groundwater sampling was completed around the East Mill and West Mill areas. Elevated lead was detected in the groundwater near the West Mill that slightly exceeded ecological screening levels. The removal of contaminated take soils is expected to significantly reduce the concentrations of lead in the groundwater in this area.

3.0 CLASSIFICATION OF CONTAMINATED SOILS

One of the goals of the Contaminated Media Management Plan is to minimize decisions required during the excavation activities. To further this goal, contaminated soil has been identified and assessed in various locations of the Subject Property. The concentrations of contaminants in the take soils were evaluated for 1) risk to excavation and construction workers and 2) identifying options for the disposal and reuse of the excavated material based on the risk to ecological receptors. In addition, the concentrations of contaminants in the leave soils were evaluated for risk to ecological receptors in the finished excavation. The specific human and ecological risks are summarized in Section 2.

3.1 Environmental Classification of Soil and Other Fill

To help minimize disposal costs, a disposal cell has been designed for the strip of land that is owned partially by the City of Tillamook and partially by Tillamook County (Sadri property) (Figure 3). The placement of soil in the cell is considered to be "on-site disposal".

Soil and other fill that contains contaminants that exceed aquatic ecological risk concentrations will be placed in the soil disposal cell. The disposal cell will be engineered with an impervious cap and armoring around the exposed edges of the cell to 1) prevent erosion and deposition of contaminated soils into nearby environments and 2) minimize leaching of contaminants from the soil in the cell and into aquatic environments.

The proposed use of some of the soils off-site as clean fill required their evaluation with respect to Oregon DEQ's Internal Management Directive entitled *Clean Fill Determinations* (<http://www.oregon.gov/deq/docs/cleanfillIMD.pdf>). The purpose of the directive was to address the need for determining whether waste generated during construction projects or by dredging projects qualifies as clean fill. The rules provide a definition of clean fill and allow DEQ to exempt clean fill from regulations, avoiding the need to regulate certain fill material as solid waste.

Materials that meet DEQ's clean fill criteria should not pose an unacceptable risk to human health or terrestrial ecological receptors. The clean fill criteria does not account for ecological risk to aquatic receptors since the clean fill guidance was developed for material that will be placed in upland areas.

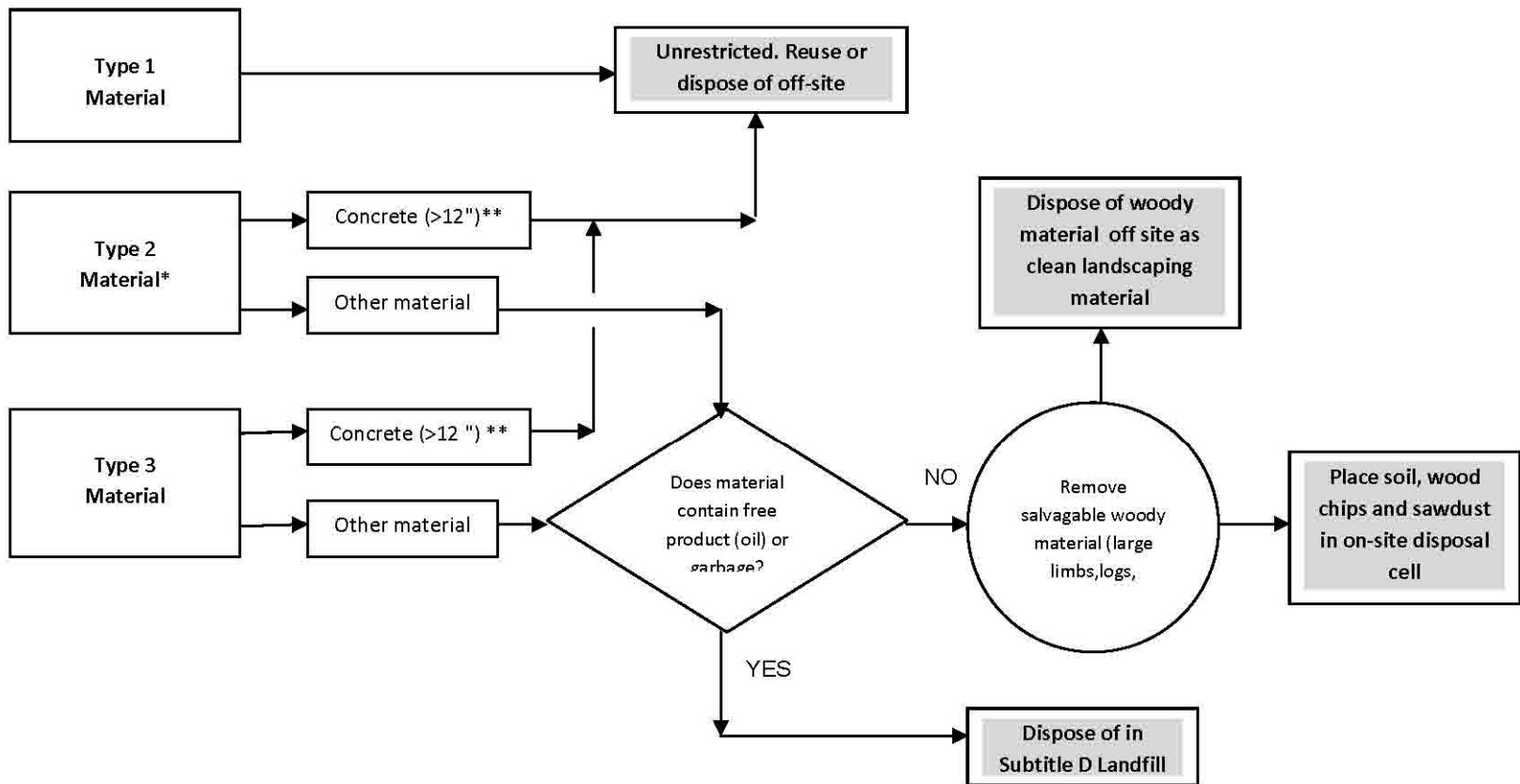
Based on DEQ's definition of clean fill and on other solid waste rules, the take soils on the Subject Property were classified into three different soil types:

Soil Type	Classification Criteria	Estimated Quantity	DEQ Allowable Uses & Notes
Type 1	Clean soil/fill in which no contaminants have been detected or are present below ecological screening levels and Clean Fill Criteria. Metals are present at or below natural background concentrations.	15,000 cy total. Includes mineral soils, organic soils, wood waste and estimated 1,500 cy yards of waste concrete	No restrictions. Handle and dispose of material as other clean soils from the SFC project. Handling and disposal of these materials are not controlled under the CMMP.
Type 2	Soil/fill in which organic contaminants have been detected above aquatic ecological screening levels but below Clean Fill Criteria. Metals are present at or below natural background concentrations.	9,600 cy mineral soil and organic soils/wood waste	Cover and cap onsite in the disposal cell. Material may be used off-site with controls (cover and cap) to limit erosion, however no suitable locations have been identified. Materials that are unsuitable for use in the on-site disposal cell and are not re-used off site must be landfilled.
Type 3	Soil/fill in which organic contaminants have been detected above terrestrial ecological screening levels and Clean Fill Criteria. Metals are present above natural background concentrations.	10,300 cy mineral soil and organic soils/wood waste	Cover and cap onsite in the disposal cell. Offsite, these materials cannot be used or disposed of except at a Subtitle D landfill. Materials that are unsuitable for use in the on- site disposal cell must be landfilled.
		900 cy oil- saturated soil and garbage	Dispose of material at a Subtitle D landfill.

The term "on site" includes the area of the soil disposal cell between the Sadri property and Front Street that is owned by the City of Tillamook.

The general locations of the three soil types on the subject property are shown on the attached site plan (Figure 1). The flowchart in Figure A shows the decision-making process in assigning disposal options for materials.

Figure A - Soil Disposal/Reuse Options



*Type 2 material may be also reused of off-site and capped if a suitable location is identified. No such location has yet been identified.

**Loose soil must be removed from the concrete pieces and disposed of appropriately.

4.0 Management of Contaminated Media During Construction

For the purpose of this report, the term "on-site" refers to all areas within the boundaries of the Sadri and East Parcels and the proposed soil disposal cell (Figure 3). The term "off-site" refers to all other locations, including other areas within the boundaries of the SFC project.

Specific guidelines for handling and managing contaminated media are included in Appendix A.

4.1 Management of Contaminated Media

All of the contaminated media identified on the Subject Property should qualify for disposal at a Subtitle D solid waste landfill. No material has been identified that would be designated as a Resource Conservation and Recovery Act (RCRA) hazardous waste requiring disposal in a RCRA facility. However, it is possible that such material may be encountered and would need to be handled in accordance with the unknown or unanticipated contaminated media guidelines specified in Appendix A.

The options for disposal and re-use of the excavated take soils will be dictated by the material's designated soil type (Type 1, 2 or 3), as discussed in section 3.0 of the CMMP. The approximate boundaries of the soil types are shown on Figure 6 and will also be marked in the field by the County before beginning removal of the soil. During excavation, soils may be re-classified, at the discretion of the County's environmental consultant, if field observations indicate possible conditions that are inconsistent with the designated soil type.

The County's engineering consultant or environmental consultant will determine which materials are suitable for placement in the disposal cell and which materials are to be re-used off site or landfilled.

Type 2 and Type 3 soils will not be over-excavated below the proposed leave surface except for the heavily-contaminated material near the west mill and the garbage dump on the East Parcels (Figure 3). The approximate extent of the over-excavation will be determined after the collection of additional soil samples by Tillamook County before work begins on the site-wide soil removal.

4.1.1 On-Site Reuse of Clean Soil and Other Fill

The use of Type 1 (clean) soils and other fill that is unrestricted can be used in any locations on-site or off-site where clean fill can be placed. However, given the limited capacity of the on-site disposal cell, Type 1 soils will not be placed in the disposal cell, but will be placed off-site, including other areas of the SFC project. This CMMP does not specify the location(s) for the disposal of Type 1 soils.

4.1.2 On-Site Reuse of Contaminated Soil and Other Fill

With the exception of soils containing anthropogenic debris (garbage) or free-product contaminants, all Type 2 and Type 3 soils will be placed in the on-site disposal cell. The specific procedures for placement and compaction of the soils is described in the engineering documents for the design of the soil disposal cell.

Concrete material greater than 12 inches in diameter will be separated from the Type 2 and Type 3 soils and disposed of off-site as clean fill. All loose soil will be knocked or brushed from the concrete surfaces prior to disposal of the concrete. Larger pieces may require breaking or crushing for removal and transport.

Except for areas of free-product contamination, large pieces of woody material (large tree limbs, trunks, stumps, logs) and will be separated from the Type 2 and Type 3 soils and used off-site on other areas of the SFC project after being chipped. All loose soil will be knocked or brushed from the surfaces of the woody material prior to removal from the site.

Specific guidelines for handling and managing contaminated media are included in Appendix A.

4.1.3 Off-Site Disposal of Contaminated Soil and Other Fill

All Type 2 and Type 3 soils and other fill containing anthropogenic debris (garbage), free-product contaminants, and other Type 2 and Type 3 materials that are deemed to be unsuitable for use in the disposal cell will be disposed of at a Subtitle D landfill. The contractor will be required to obtain a permit approving the proper disposal of the material.

Specific guidelines for handling and managing contaminated media are included in Appendix A.

4.2 Management of Contaminated Groundwater

Groundwater may be encountered during the excavation activities. Groundwater contaminated by heavy oil and lead has been identified near the West Mill, where contaminated soils were also identified. The lateral extent of the contaminated groundwater was not determined. Contaminated groundwater was not identified in any other areas.

Dewatering of excavations is not expected to be required to meet the engineering goals of the project, therefore no special dewatering practices are anticipated.

Groundwater in excavations will be visually monitored for evidence of free product, including oily sheens, film, or floating product. Free product, if encountered, will be removed using skimmers, oil absorbant pads, etc. following the removal of the contaminant source, including contaminated soils, and before placing any backfill material into the excavation.

If, in the opinion of the county's environmental consultant or the Oregon DEQ representative, the free product cannot be adequately controlled by the use skimmers and/or absorbant pads, special groundwater management considerations, including dewatering of excavations, may be required to prevent movement of contaminated waters into other areas of the site, including surface waters. Specific guidelines for handling and managing contaminated water are included in section 4.2.1 and Appendix A.

4.2.1 Dewatering in Areas of Known Contaminated Groundwater

If it is determined that contaminated groundwater must be removed from the site, the groundwater will be pumped into holding tanks for further assessment prior to discharge. If the dewatered groundwater is found to be, or is classified as, contaminated, the water will be disposed of at a facility permitted to accept the waste. The contractor will be required to obtain a permit approving dewatering discharge or disposal.

The most recent groundwater samples were collected from temporary borings in 2014 and may not represent the actual discharge water that will be generated during any potential dewatering activities. Therefore, the presented groundwater data is a preliminary indication of the potential constituents of concern associated with dewatering, and further sampling and assessment may be required to perform discharges or disposal of the water.

4.3 Management of Waste Concrete

All waste concrete and masonry, including former mill building structures, buried construction debris, and concrete batch excess placed on the East Parcels will be disposed of or recycled off-site as Type 1 material. All loose soil will be removed from the concrete surfaces before removing the concrete from the site. The loose soil that is removed from the concrete will be handled and disposed of as the other soils where the concrete was removed. Much of the concrete material may require breaking into smaller, manageable pieces. Some of the waste concrete may, at the request of the County, be used as structural fill in the soil disposal cell.

4.4 Management of Excavated Woody and Organic Matter

Except for areas of free-product contamination, excavated woody material (e.g. large tree limbs, trunks, stumps, logs) will be separated from the Type 2 and Type 3 soils and used off-site on other areas of the SFC project. Loose soil will be knocked or brushed from the material before removing the woody materials from the site.

The soil that is removed from the woody materials will be handled and disposed of as the other soils where the woody material was removed. This CMMP does not specify the specific location(s) for the disposal of woody and organic matter.

4.5 Management of Surface Woody and Organic Matter

All woody material (e.g. cut trees, dead fall trees, brush) that is removed from the surface of the Subject Property prior to excavation activities will be disposed of or recycled off-site, including other areas of the SFC project. All loose soil will be knocked or brushed from the materials, including root balls, before removing the woody materials from the site.

The soil that is removed from the woody materials will be handled and disposed of as the other soils where the woody material was removed. This CMMP does not specify the location(s) of the disposal of woody and organic matter.

5.0 Contaminated Media Handling and Monitoring During Construction

5.1 Contaminated Media Handling

Specific practices will be implemented to ensure that contaminated media are properly handled during construction. These practices address soil handling, stockpiling, loading, and hauling and groundwater pumping, handling, and discharge. Section 4 and Appendix A document the requirements for contaminated media management practices and for management of unanticipated and unknown contaminated media.

5.2 Soil Monitoring During Construction

Excavations will be monitored by the contractor and the County's representatives for the possible presence of contamination that appears to be inconsistent with that of the soil's original classification. The excavated material will be examined for visual, olfactory, or textural indications of contamination. These indications may include, but are not limited to, petroleum products, fuel or solvent odors, other unusual odors, unusual color, sheen, staining, or suspect debris.

In the case of excavation in areas of Type 1 soils, this would include materials that display any field indicators of contamination. For Type 2 and Type 3 soils, this would include materials that contain free product, display a sheen or strong odor, or contain landfill debris.

If contaminated media are observed in an area that is inconsistent with its original classification, the County or their representative will be notified immediately. Suspect materials will be segregated from other materials and placed in protected temporary stockpiles for further evaluation. The material will be stockpiled on site, preferably in an area of higher elevation such as on the East Parcels. The material will be placed on top of and completely covered with plastic sheeting to prevent exposure to rain and human contact. The plastic sheeting will be weighted with sandbags as necessary to maintain the sheeting in place.

5.3 Documentation of Contaminated Media

It is not the intent of this project to remove all soil and groundwater that exceeds cleanup levels. Only the contaminated material that must be removed to allow the completion of the SFC project, material that would result in higher exposure point concentrations than currently exist, and materials containing garbage and/or free product contaminants, will be removed.

Soil designated as contaminated that is disposed of off-site at an approved solid waste disposal facility will be logged. The documentation will include the disposal facility's weigh slips. It is the contractor's responsibility to obtain acceptance from the disposal facility for disposal of the contaminated soil.

5.4 Post-Excavation Confirmation Sampling

Sampling of the finished leave surface for the presence of contaminants is not proposed. One of the objectives of the previous sampling was to document the concentrations of contaminants on the proposed leave surface, which are shown graphically on Figure 7. Additional sampling of the leave surface may be conducted in areas where the leave surface is over-excavated. The decision to conduct additional sampling will be made at the discretion of Tillamook County and Oregon DEQ.

6.0 Property Management Plan

This Property Management Plan (PMP) describes the procedures that will be followed for the periodic inspection and maintenance of the soil disposal cell and the leave surfaces on the Subject Property. The purpose of the disposal cell is to isolate contaminated media from contact with environmental receptors and to prevent migration of environmental contaminants in the media into sensitive aquatic environments through leaching of contaminants from the media and through erosion and deposition of contaminated media.

6.1 Disposal Cell Construction

The soil disposal cell is designed with two separate zones. One zone is designed to be composed primarily of organic-rich fill covered with a flexible, impermeable membrane which is covered with topsoil and vegetation. A passive methane venting system will continually remove methane generated by the decay of the organic matter. The second zone is designed to be composed primarily of compactable mineral soil that is covered with an impermeable membrane and a gravel cap for use as a vehicle parking lot.

The disposal cell is also designed with armoring consisting of boulders around the exposed edges of the cell to prevent erosion and migration of contaminated soils into nearby environments.

The material in the disposal cell may contain contaminants that exceed Oregon risk-based concentrations that are protective of excavation workers and construction workers. Any activities that may impact the disposal cell, such as excavations or altering the armoring around the cell, must include a site-specific addendum to the Contaminated Media Management Plan that identifies potential impacts unique to that project.

6.2 Leave Surface

The leave surface will include areas of contamination that slightly exceed ecological risk concentrations. The leave surface will be left exposed, with the expectation that periodic inundation of the area from high water levels in Hoquarten Slough will result in the deposition of sediment and the establishment of wetland vegetation, further stabilizing the leave surface. Areas where the leave surface is over-excavated due to grossly-contaminated soil or landfill debris will be backfilled with clean soil and covered with burlap re-vegetation matting.

6.3 Disposal Cell Inspection and Maintenance

The disposal cell will be maintained through a program of regular inspection and maintenance. The disposal cell will be located on properties owned by both the City of Tillamook and Tillamook County. Therefore personnel performing the inspections will be assigned by the Tillamook City Manager and the Tillamook County Board of Commissioners. It is expected that the personnel may be employees of the City of Tillamook and Tillamook County public works or engineering departments, or a private engineering or environmental consultant.

The disposal cell should be inspected for evidence of cracks or breaches in the cap, damages or changes in the armoring around the edges of the cap, or evidence of erosion of the cap material. The inspection should be conducted annually, or after major (100-year) flood events or local seismic events of magnitude 4.0 or greater.

Observations made during the inspection should be recorded on the inspection form located in Appendix B. Photographs should be taken during the inspection to document the overall condition of the cap as well as details of specific areas of the cap. The completed inspection form documenting the findings and recommended maintenance should be filed with this PMP. Copies should be provided to the Oregon DEQ, referencing ECSI site #5899.

6.4 Leave Surface Inspection and Maintenance

It is expected that natural sedimentation from flood waters and natural re-vegetation will require the need for little or no ongoing maintenance of the leave surface. The leave surface, which is expected to convert to a marsh or wetland, should be inspected annually for evidence of stressed vegetation and obvious indicators of contamination (e.g. sheen on water surfaces).

6.5 Notifications and Documentation Requirements

Oregon DEQ will be notified prior to any activities that will penetrate the cap overlying the disposal cell. The DEQ will be notified within 7 days of any deviations from this PMP.

ANDERSON GEOLOGICAL, INC.



Expires 3/31/2016

Erik Anderson, R.G.

Hydrogeologist

References

Anderson Geological, Inc., 2013. *Phase I Environmental Site Assessment*, November 22, 2013.

Anderson Geological, Inc., 2014. *Phase II Environmental Site Assessment*, February 14, 2014.

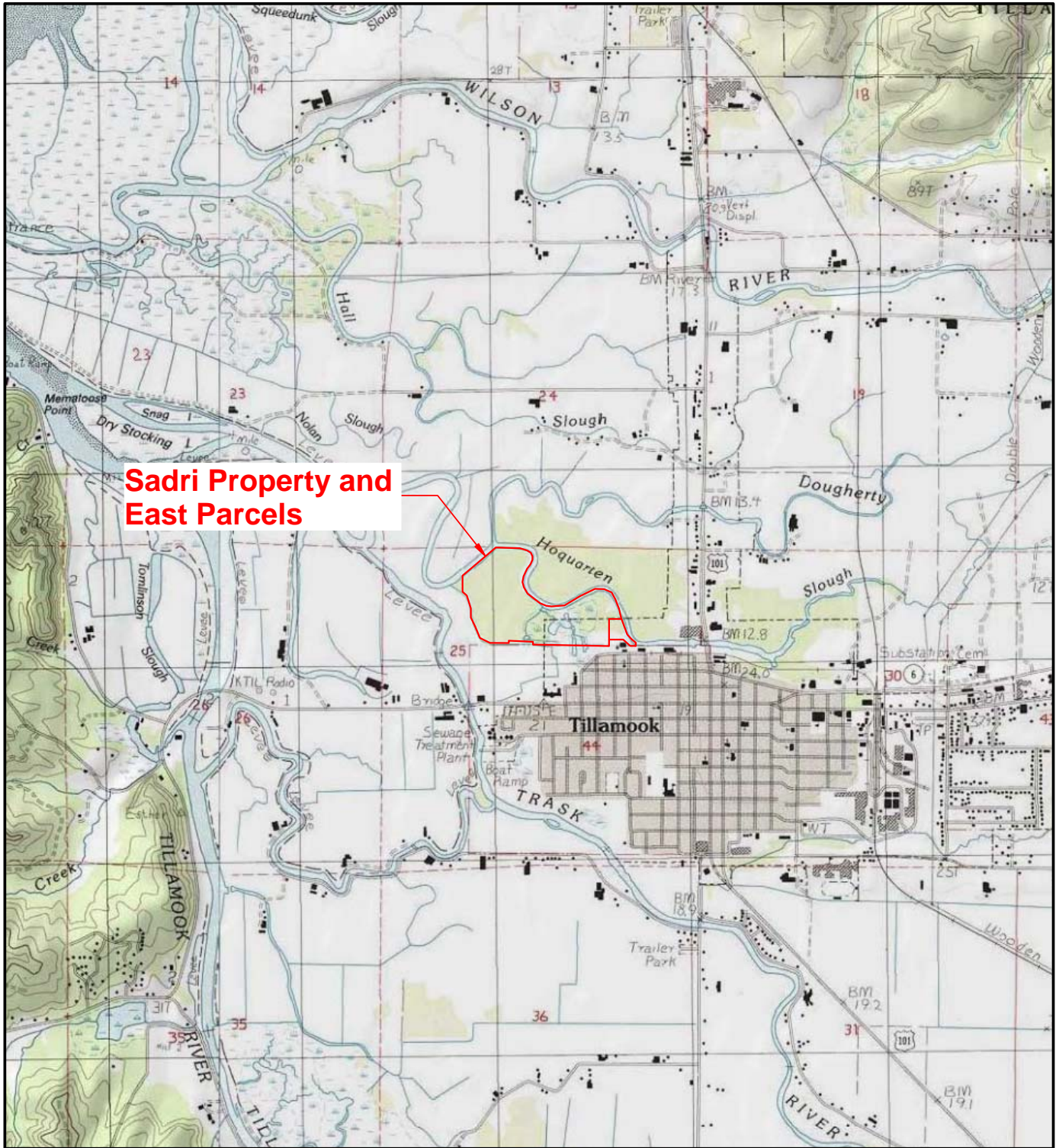
Anderson Geological, Inc., 2014. *Environmental Site Investigation*, October 30, 2014.

DEQ, 1998, *Guidance for Ecological Risk Assessment: Levels I, II, III and IV*. April 1998. Level II Screening Values (Tables 1 and 2) updated December 2001.


DEQ, 2003, *Risk-Based Cleanup Rules for the Remediation of Petroleum-Contaminated Sites* (September 22, 2003). Revised June 7, 2012.

Hart Crowser, Inc., 2011, *Site Investigation Report, Schmidt Property, Tillamook, Oregon*, June 29, 2011.

FIGURES



Sadri Property and East Parcels

 ANDERSON GEOLOGICAL	SITE LOCATION MAP		
	Sadri Property and East Parcels Tillamook, Oregon		
SIZE A	PROJECT NO. 1420.01	REV 1	
	JULY 2015	FIGURE 1	



SITE AND VICINITY PLAN

Sadri Property and East Parcels
Tillamook, Oregon

SIZE
A

PROJECT NO. 1420.01

REV

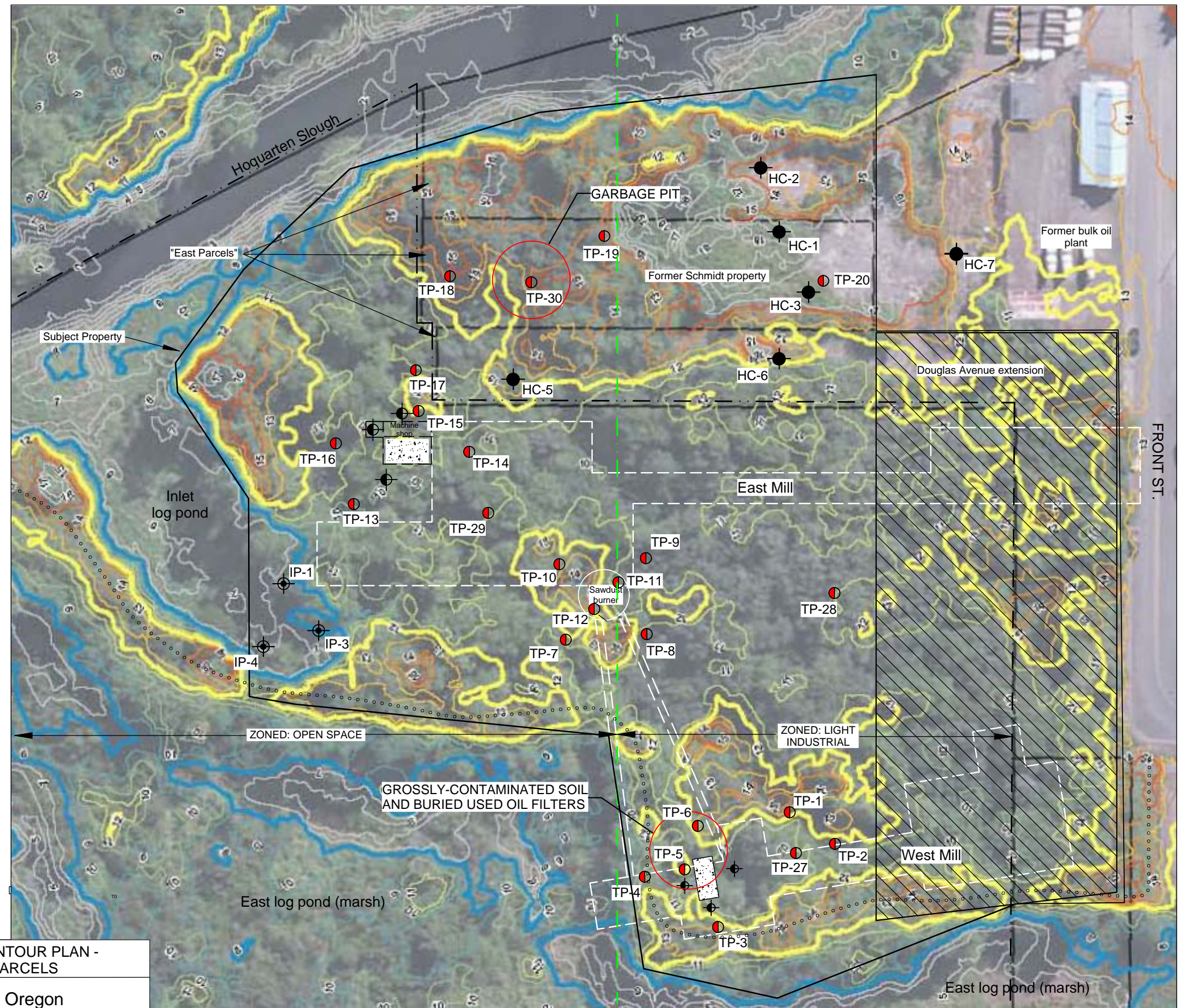
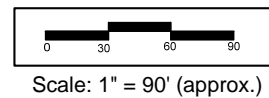
JULY 2015

FIGURE 2

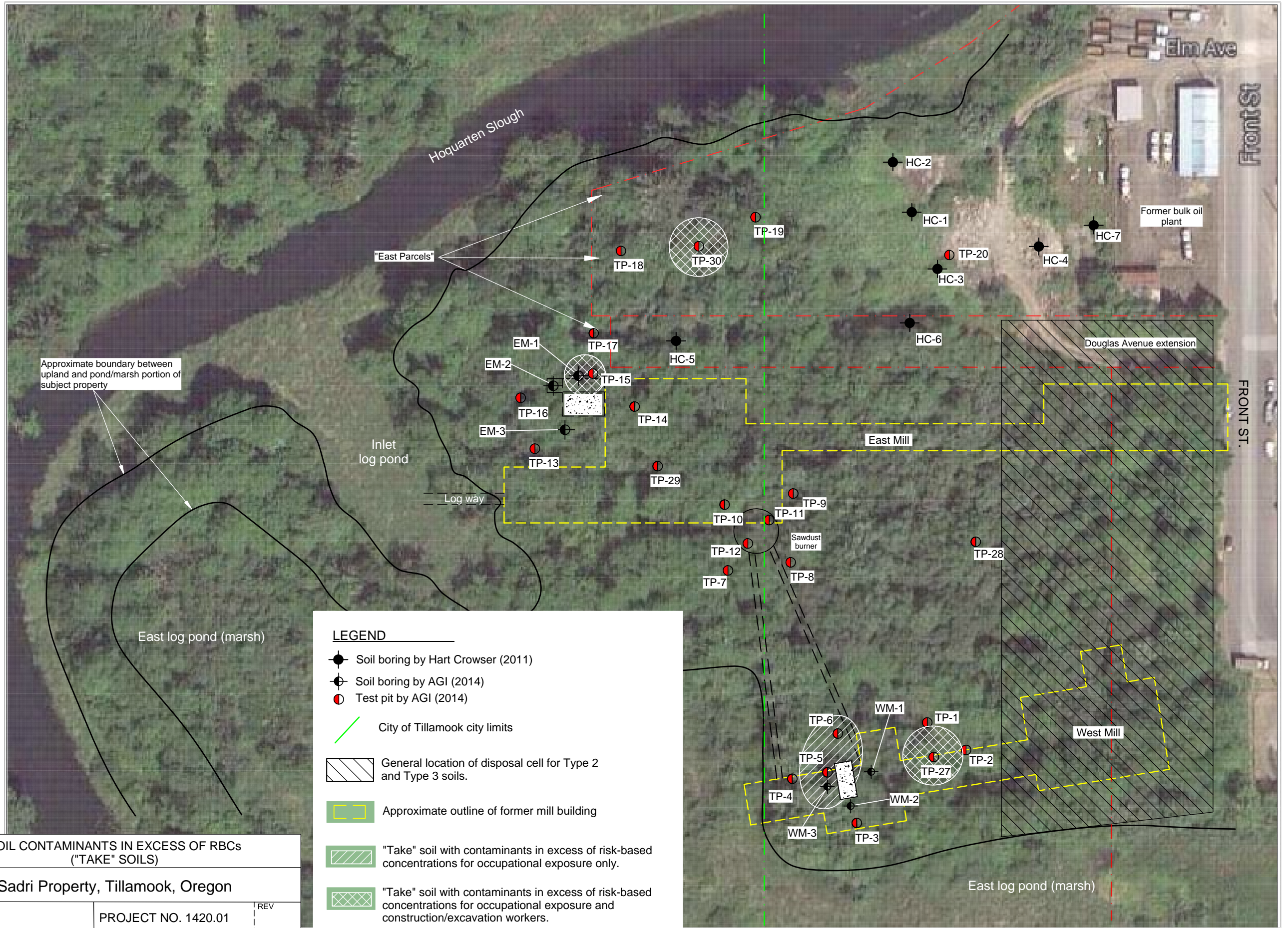


LEGEND

- Soil boring by Hart Crowser (2011)
 - ⊙ Soil boring by AGI (2014)
 - ⊙ Test pit by AGI (2014)
 - ⊙ Sediment sample
 - ▨ Above-ground concrete structure
 - ▨ General location of disposal cell for Type 2 and Type 3 soils.
 - ⋯ Hiking trail along top of levee
 - City of Tillamook city limits
 - Boundary of Sadri Property
- Approximate elevation contours (ft. above mean sea level)
- 15'
 - 14'
 - 12'
 - 8'



	EXISTING TOPOGRAPHIC CONTOUR PLAN - MILL AREAS and EAST PARCELS		
	Sadri Property, Tillamook, Oregon		
	SIZE A	PROJECT NO. 1420.01	REV
	JULY 2015	FIGURE 3	

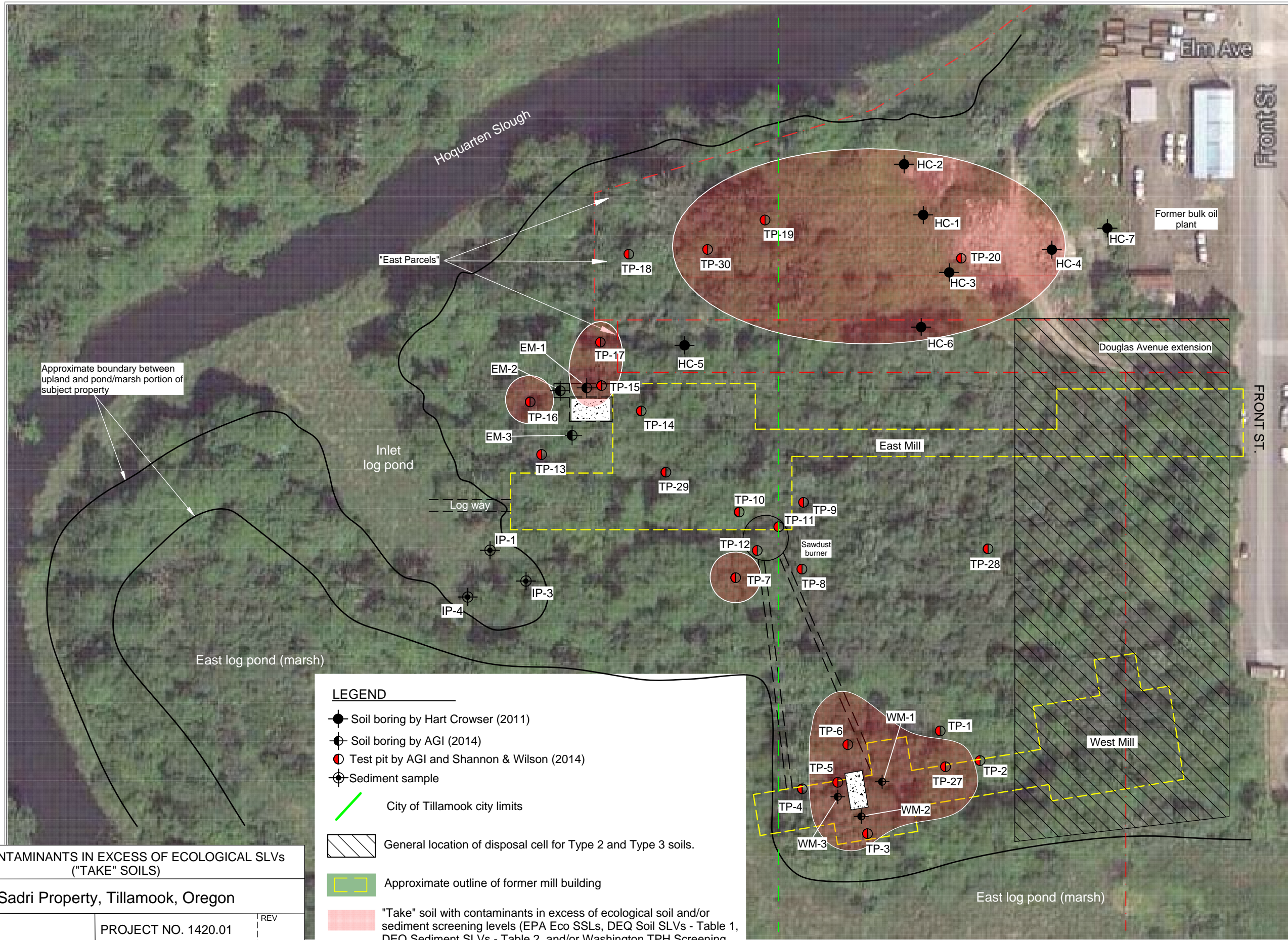


LEGEND

- Soil boring by Hart Crowser (2011)
- ⊕ Soil boring by AGI (2014)
- ⊙ Test pit by AGI (2014)
- City of Tillamook city limits
- ▨ General location of disposal cell for Type 2 and Type 3 soils.
- ⬡ Approximate outline of former mill building
- ▨ "Take" soil with contaminants in excess of risk-based concentrations for occupational exposure only.
- ▨ "Take" soil with contaminants in excess of risk-based concentrations for occupational exposure and construction/excavation workers.

SOIL CONTAMINANTS IN EXCESS OF RBCs ("TAKE" SOILS)			
Sadri Property, Tillamook, Oregon			
SIZE		PROJECT NO. 1420.01	REV
A		JULY 2015	FIGURE 4

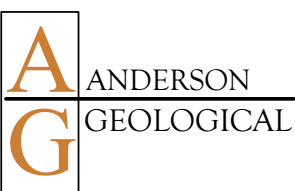




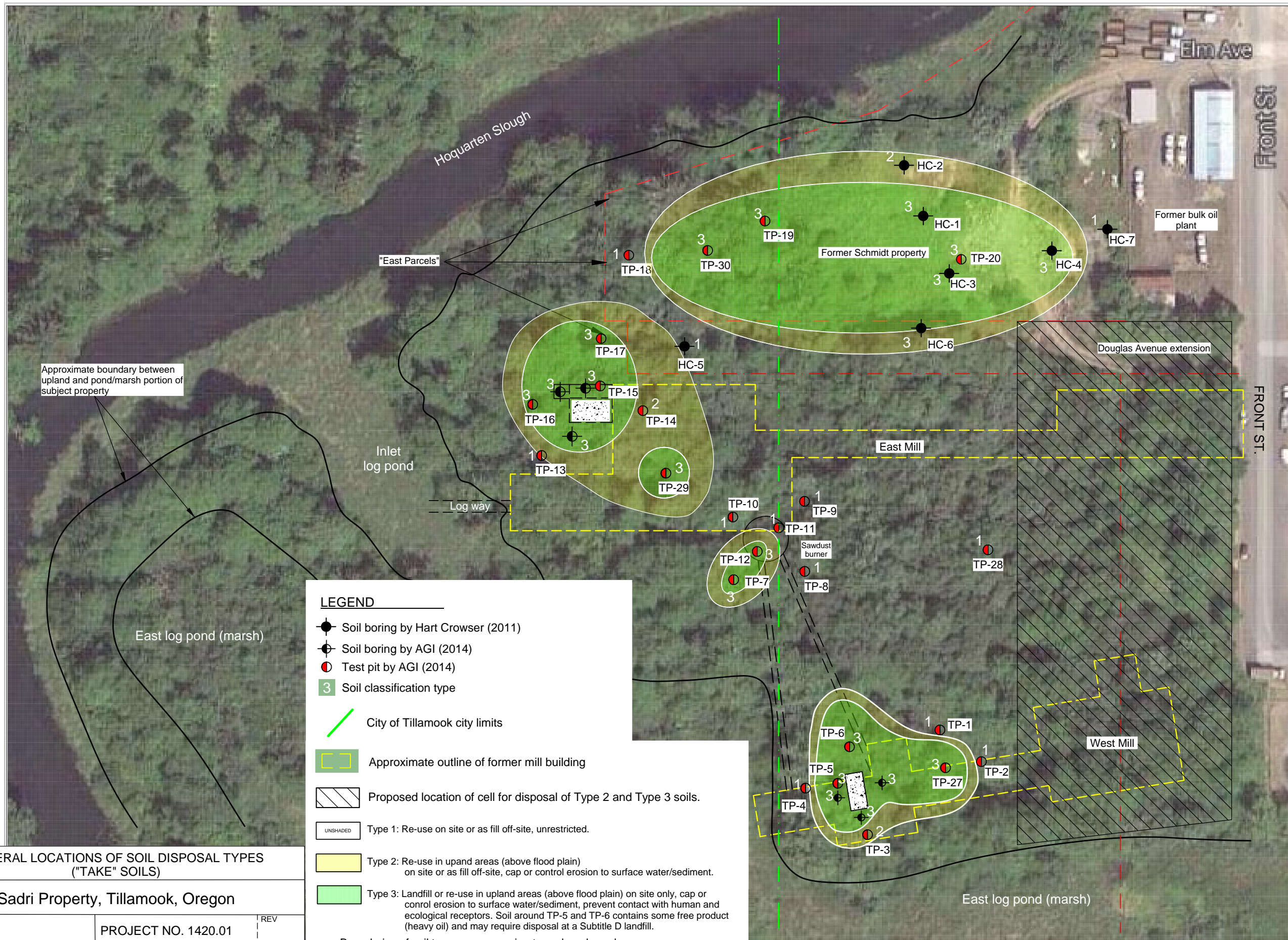
LEGEND

- Soil boring by Hart Crowser (2011)
- ⊕ Soil boring by AGI (2014)
- Test pit by AGI and Shannon & Wilson (2014)
- ⊕ Sediment sample
- City of Tillamook city limits
- ▨ General location of disposal cell for Type 2 and Type 3 soils.
- Approximate outline of former mill building
- "Take" soil with contaminants in excess of ecological soil and/or sediment screening levels (EPA Eco SSLs, DEQ Soil SLVs - Table 1, DEQ Sediment SLVs - Table 2, and/or Washington TPH Screening Levels).

SOIL CONTAMINANTS IN EXCESS OF ECOLOGICAL SLVs ("TAKE" SOILS)			
Sadri Property, Tillamook, Oregon			
SIZE		PROJECT NO. 1420.01	REV
A		JULY 2015	FIGURE 5



Scale: 1" = 90' (approx.)



LEGEND

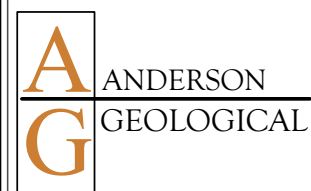
- Soil boring by Hart Crowser (2011)
- ⊕ Soil boring by AGI (2014)
- ⊙ Test pit by AGI (2014)
- 3 Soil classification type
- City of Tillamook city limits
- Approximate outline of former mill building
- ▨ Proposed location of cell for disposal of Type 2 and Type 3 soils.
- UNSHADED Type 1: Re-use on site or as fill off-site, unrestricted.
- Yellow box Type 2: Re-use in upland areas (above flood plain) on site or as fill off-site, cap or control erosion to surface water/sediment.
- Green box Type 3: Landfill or re-use in upland areas (above flood plain) on site only, cap or control erosion to surface water/sediment, prevent contact with human and ecological receptors. Soil around TP-5 and TP-6 contains some free product (heavy oil) and may require disposal at a Subtitle D landfill.

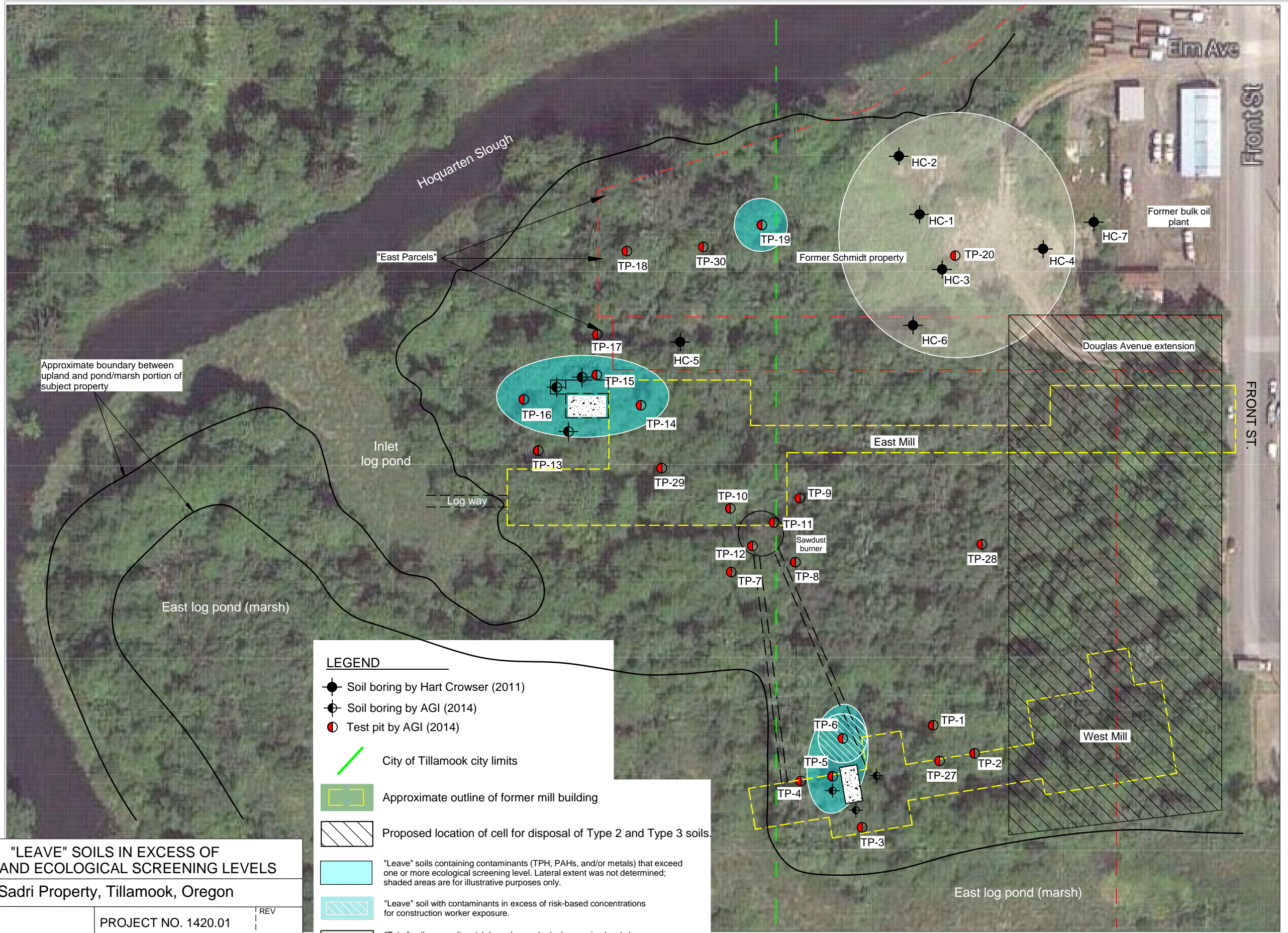
Boundaries of soil types are approximate and are based on a limited number of samples.

GENERAL LOCATIONS OF SOIL DISPOSAL TYPES ("TAKE" SOILS)

Sadri Property, Tillamook, Oregon

SIZE	PROJECT NO. 1420.01	REV
A	JULY 2015	FIGURE 6





Approximate boundary between upland and pond/marsh portion of subject property

LEGEND

- Soil boring by Hart Crowser (2011)
- ⊕ Soil boring by AGI (2014)
- Test pit by AGI (2014)
- City of Tillamook city limits
- Approximate outline of former mill building
- ▨ Proposed location of cell for disposal of Type 2 and Type 3 soils.
- "Leave" soils containing contaminants (TPH, PAHs, and/or metals) that exceed one or more ecological screening level. Lateral extent was not determined; shaded areas are for illustrative purposes only.
- ▨ "Leave" soil with contaminants in excess of risk-based concentrations for construction worker exposure.
- "Take" soils exceeding risk-based or ecological screening levels however no soil samples were collected from "Leave" surface or below. Possible impact to "Leave" soils is not known.

Scale: 1" = 90' (approx.)



"LEAVE" SOILS IN EXCESS OF RBCs AND ECOLOGICAL SCREENING LEVELS			
Sadri Property, Tillamook, Oregon			
SIZE		PROJECT NO. 1420.01	REV
A		JULY 2015	FIGURE 7

TABLES

Table 1

Soil Analysis Summary - TAKE SOILS (TPH, PAHs)

Sadri Property, Tillamook, Oregon

East Mill, West Mill

Area	Sample Number	Sample Depth (ft)	Soil Type (1)	Date Collected	Petroleum Hydrocarbons		PAHs															
					Diesel	Heavy oil	Acenaphthene	Acenaphthylene	Anthracene	Benz(a)anthracene	Benzo(b)fluoranthene	Benzo(k)fluoranthene	Benzo(a)pyrene	Benzo(g,h,i)perylene	Chrysene	Dibenz(a,h)anthracene	Fluoranthene	Fluorene	Indeno(1,2,3-cd)pyrene	Naphthalene	Phenanthrene	Pyrene
West Mill	TP1-0-1T	0-1	1	9/3/2014	20.7J	38.3J	<0.00316	<0.00316	<0.00316	0.0041J	0.00875J	0.00421J	0.00494J	0.00548J	<0.00316	0.00926	<0.00316	0.00449J	0.0098J	0.00931	0.00814	
	TP2-0-4T	0-4	1	9/3/2014	<16.6	63.9J	<0.00352	0.00567J	<0.00352	0.00743	0.0209	0.0144	0.0113	0.0122	<0.00352	0.0226	0.00460J	0.0106	0.0204	0.0234	0.021	
	TP3-0-5T	0-5	2	9/3/2014	540	284	<0.00376	0.00599J	0.00385J	0.0108	0.0257	0.0103	0.0128	0.0132	<0.00376	0.0236	<0.00376	0.0130	0.0158	0.0187	0.021	
	TP4-0-3T	0-3	1	9/3/2014	<31.6	135	<0.00334	0.00484J	<0.00334	0.00603J	0.0226	0.00825	0.0146	0.0136	<0.00334	0.0353	<0.00334	0.0115	0.0561	0.0369	0.0242	
	TP6-0-2T	0-2	1	9/3/2014	<25.0	59.1	<0.00212	<0.00212	<0.00212	0.00270J	0.00750J	0.00342J	0.00313J	0.00315J	<0.00212	0.00514	<0.00212	0.00301	<0.00425	0.00366J	0.0048	
	WM1-2	2	3	1/21/2014	<45.4	330	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	WM2-1	1	3	1/21/2014	<67.8	1,290	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	WM3-1	1	3	1/21/2014	<956	2,680	<0.10	0.547	0.242	0.763	2.74	1.23	0.93	1.34	0.235	1.92	0.134	1.05	0.117	1.62	1.79	
	TP27-1	1	3	5/29/2014	2,380	4,830	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP27-2.5	2.5	3	5/29/2014	38,400	15,500	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
East Mill	TP13-0-2T	0-2	1	9/4/2014	<16.5	144	<0.00359	<0.00359	<0.00359	0.00454J	0.0140J	0.00374J	0.0163	0.00763	<0.00359	0.0127	<0.00359	0.0139	0.0202	0.0163	0.00989	
	TP14-0-2.5T	0-2	2	9/4/2014	<19.2	203	0.00367	0.00550J	<0.00367	0.00532J	0.0118J	0.00593J	0.00771	0.00734	<0.00367	0.0193	0.00372J	0.00704J	0.0615	0.0269	0.0180	
	TP16-0-2.5T	0-2.5	3	9/4/2014	<42.3	373	<0.0205	0.0210J	0.0255J	0.116	0.252	0.155	0.319	0.150	0.0249J	0.279	<0.205	0.235	0.135	0.144	0.224	
	TP17-0-3T	0-3	3	9/4/2014	<25.3	317	<0.0249	0.0537	0.0326J	0.0874	0.264	0.125	0.323	0.144	<0.0249	0.361	<0.0249	0.240	0.395	0.343	0.332	
	EM1-2	2	3	1/21/2014	<207	721	<0.0955	3.97	5.05	29.2	56.7	37.4	16.0	32.3	5.26	36.8	0.580	19.8	3.31	5.59	45.3	
	EM2-3	3	3	1/21/2014	<41.1	<82.1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	EM3-2	2	3	1/21/2014	<68.1	<136	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	EM4-1	1	2	1/21/2014	<42.8	326	<0.0194	0.0209	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	<0.0194	0.02	<0.0194	0.0195
	EM5-1	1	1	1/21/2014	<41.3	140	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP29-1	1	1	5/29/2014	<60.2	145	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TP29-2.5	2.5	3	5/29/2014	<81.8	<120	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	<0.0331	0.121	<0.0331	<0.0331	
Oregon Generic Risk-Based Levels (Occupational)																						
Soil Ingestion, Dermal Contact, Inhalation					14,000	14,000	61,000	ne	>Csat	2.7	2.7	27	0.27	ne	250	0.27	29,000	41,000	2.7	23	ne	21,000
Volatilization To Outdoor Air					>Max	>Max	>Max	ne	>Max	NV	NV	NV	NV	ne	>Csat	NV	NV	NV	NV	99	ne	>Csat
Leaching to Groundwater					>Max	>Max	>Csat	ne	>Csat	>Csat	>Csat	>Csat	ne	>Csat	>Csat	>Csat	>Csat	>Csat	>Csat	0.44	ne	>Csat
Construction Worker					4,600	4,600	19,000	ne	93,000	21	21	210	2.1	ne	2,100	2.1	8,900	12,000	21	580	ne	6,700
Excavation Worker					>Max	>Max	>Csat	ne	>Max	590	590	5,900	59	ne	57,000	59	>Csat	>Max	590	16,000	ne	>Csat
EPA Eco-SSLs																						
Soil Invertebrates					ne	ne	29	29	29	18	18	18	18	18	18	18	18	29	18	29	18	18
Wildlife - Avian					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Wildlife - Mammalian					ne	ne	100	100	100	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1	100	1.1	100	1.1	1.1
Oregon DEQ Soil SLVs (Table 1)																						
Plants					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	10	ne	ne
Invertebrates					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne
Birds					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Mammals					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	3,900	ne	ne
Oregon DEQ Sediment SLVs (Table 2)																						
Freshwater					ne	ne	0.29	160	0.057	0.032	ne	0.027	0.032	0.30	0.057	0.033	0.111	0.077	0.017	0.176	42	0.053
Bioaccumulation							ne	ne	ne	ne	ne	ne	0.10	ne	ne	ne	ne	ne	ne	ne	ne	ne
Oregon DEQ - Clean Fill Criteria					ne	ne	29	ne	29	0.15	0.15	1.1	0.015	-	14	0.015	29	29	0.15	0.087	ne	1,700
Washington State TPH Screening Level Values																						
Soil biota					200	200	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne
Wildlife					6,000	6,000	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne

All values in milligrams per kilogram (mg/kg)

Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites, Oregon DEQ, Sept., 2003* (revised June 7, 2012)

>Csat: The soil RBC exceeds the saturation limit of the soil

J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.

>Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.

ne - Not established

NV: This chemical is considered "non-volatile" for purposes of the exposure calculations

- Sample not analyzed

Yellow: Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.

Blue: Value that is exceeded by one or more of the values shaded in yellow.

Table 1 (cont.)

Soil Analysis Summary - TAKE SOILS (TPH, PAHs)
 Sadri Property, Tillamook, Oregon
 East Parcel, Sawdust Burner

Area	Sample Number	Sample Depth (ft)	Soil Type (1)	Date Collected	Petroleum Hydrocarbons		PAHs															
					Diesel	Heavy oil	Acenaphthene	Acenaphthylene	Anthracene	Benz(a)anthracene	Benzo(b)fluoranthene	Benzo(k)fluoranthene	Benzo(a)pyrene	Benzo(g,h,i)perylene	Chrysene	Dibenz(a,h)anthracene	Fluoranthene	Fluorene	Indeno(1,2,3-cd)pyrene	Naphthalene	Phenanthrene	Pyrene
East Parcel	TP18-0-6T	0-6	1	9/4/2014	<16.4	38.3J	<0.0302	0.00302	0.00302	0.00378J	<0.00858J	0.00387J	0.00937	0.00320J	0.00308J	0.00785	<0.00302	0.00657	0.0200	0.0101	0.00514J	
	TP19-0-7T	0-7	3	9/4/2014	<11.4	113	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	TP20-4-8T	0-8	3	9/4/2014	<10.5	117	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	TP30-1	1	3	5/29/2014	<34.6	<69.2	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	TP30-3	3	3	5/29/2014	<1,100	2,190	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	TP30-6	6	1	5/29/2014	<41.9	<83.9	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	
	HC-1	5-6	3	5/9/2011	34	190	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	HC-2	6.5	2	5/9/2011	57	360	<0.11	<0.011	0.0017	0.0058	0.098	0.0036	0.012	0.0058	0.018	<0.011	0.019	<0.011	<0.011	<0.011	0.0081	0.018
	HC-3	8	3	5/9/2011	37	200	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	HC-4	4.5	3	5/9/2011	10	89	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	HC-5	5-6	1	5/9/2011	<5.0	<12	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	HC-6	5-6	3	5/9/2011	780	7,400	0.050	0.018	0.022	0.024	0.031	0.0081	0.020	0.0087	0.031	<0.011	0.052	0.035	0.0078	0.022	0.076	0.042
HC-7	0-1	1	5/9/2011	<5.1	13	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
Sawdust Burner	TP7-0-3T	0-3	3	9/3/2014	42.1J	<66.9	0.00538J	0.0215	0.00823J	0.0135	0.0273	0.0166	0.0161	0.0153	<0.0051	0.0466	0.0116	0.0134	0.121	0.0550	0.0459	
	TP8-0-2.5T	0-2.5	1	9/3/2014	-	-	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00202	<0.00807	<0.00202	<0.00202	
	TP9-0-2.5T	0-2.5	1	9/3/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
	TP11-0-3T	0-3	1	9/3/2014	<11.6	<23.2	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00213	<0.00427	<0.00213	<0.00213	
TP12-0-2T	0-2	3	9/3/2014	<19.4	106	<0.00388	0.00892	0.00427J	0.00810	0.0194	0.00858	0.00928	0.0109	<0.00388	0.0276	0.00414J	0.00881	0.102	0.0478	0.0257		
Oregon Generic Risk-Based Levels (Occupational)																						
Soil Ingestion, Dermal Contact, Inhalation					14,000	14,000	61,000	ne	>Csat	2.7	2.7	27	0.27	ne	250	0.27	29,000	41,000	2.7	23	ne	21,000
Volatilization To Outdoor Air					>Max	>Max	>Max	ne	>Max	NV	NV	NV	NV	ne	>Csat	NV	NV	NV	NV	99	ne	>Csat
Leaching to Groundwater					>Max	>Max	>Csat	ne	>Csat	>Csat	>Csat	>Csat	ne	>Csat	>Csat	>Csat	>Csat	>Csat	0.44	ne	>Csat	
Construction Worker					4,600	4,600	19,000	ne	93,000	21	21	210	2.1	ne	2,100	2.1	8,900	12,000	21	580	ne	6,700
Excavation Worker					>Max	>Max	>Csat	ne	>Max	590	590	5,900	59	ne	57,000	59	>Csat	>Max	590	16,000	ne	>Csat
EPA Eco-SSLs																						
Soil Invertebrates					ne	ne	29	29	29	18	18	18	18	18	18	18	18	29	18	29	18	18
Wildlife - Avian					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Wildlife - Mammalian					ne	ne	100	100	100	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1	100	1.1	100	1.1	1.1
Oregon DEQ Soil SLVs (Table 1)																						
Plants					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	10	ne	ne
Invertebrates					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne
Birds					ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Mammals					ne	ne	ne	ne	ne	ne	ne	ne	125	ne	ne	ne	ne	ne	ne	3,900	ne	ne
Oregon DEQ Sediment SLVs (Table 2)																						
Freshwater					ne	ne	0.29	160	0.057	0.032	ne	0.027	0.032	0.30	0.057	0.033	0.111	0.077	0.017	0.176	42	0.053
Bioaccumulation							ne	ne	ne	ne	ne	ne	0.10	ne	ne	ne	ne	ne	ne	ne	ne	ne
Oregon DEQ - Clean Fill Criteria																						
Soil biota					200	200	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne	ne
Wildlife					6,000	6,000	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne

All values in milligrams per kilogram (mg/kg)

Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites, Oregon DEQ, Sept., 2003* (revised June 7, 2012)

>Csat: The soil RBC exceeds the saturation limit of the soil

J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.

>Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.

ne - Not established

NV: This chemical is considered "non-volatile" for purposes of the exposure calculations

- Sample not analyzed

Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.

Value that is exceeded by one or more of the values shaded in yellow.

Table 2
Soil Analysis Summary - TAKE SOILS (Metals)
Sadri Property, Tillamook, Oregon
East Mill, West Mill

Area	Sample Number	Sample Depth (ft)	Soil Type (1)	Date Collected	Metals								
					Arsenic	Barium	Cadmium	Chromium	Lead	Mercury	Selenium	Silver	
West Mill	TP1-0-1T	0-1	1	9/3/2014	-	-	0.366	-	10.5	-	-	-	-
	TP2-0-4T	0-4	1	9/3/2014	-	-	0.364J	-	9.18	-	-	-	-
	TP3-0-5T	0-5	2	9/3/2014	-	-	0.495	-	20.2	-	-	-	-
	TP4-0-3T	0-3	1	9/3/2014	-	-	0.448	-	14.8	-	-	-	-
	TP6-0-2T	0-2	1	9/3/2014	-	-	0.227	-	2.80	-	-	-	-
	WM1-2	2	2	1/21/2014	5.26	53.5	0.638	52.0	25.6	<0.176	<2.20	<0.440	-
	WM2-1	1	1	1/21/2014	3.90	112	0.692	34.5	62.2	<0.252	<3.14	<0.629	-
	WM3-1	1	1	1/21/2014	3.48	93.9	0.599	30.1	98.4	<0.184	<2.30	<0.461	-
	TP27-1	1	3	5/29/2014	7.61	-	2.39	-	355	-	-	-	-
	TP27-2.5	2.5	3	5/29/2014	<4.50	-	<0.90	-	19.4	-	-	-	-
TP27-6	6	3	5/29/2014	4.61	-	<0.504	-	5.82	-	-	-	-	
East Mill	TP13-0-2T	0-2	1	9/4/2014	-	97.1	<0.201	-	15.9	-	-	-	-
	TP14-0-2.5T	0-2	2	9/4/2014	-	147	0.343J	-	22.0	-	-	-	-
	TP16-0-2.5T	0-2.5	3	9/4/2014	-	659	1.01	-	124	-	-	-	-
	TP17-0-3T	0-3	3	9/4/2014	-	153	0.589	-	48.3	-	-	-	-
	EM1-2	2	2	1/21/2014	10.3	1,290	5.12	41.2	108	<0.167	<2.09	1.04	-
	EM2-3	3	3	1/21/2014	5.57	261	0.606	53.2	14.3	<0.156	<1.96	<0.391	-
	EM3-2	2	2	1/21/2014	5.98	239	<0.683	38.3	39.0	<0.273	<3.42	<0.683	-
	EM4-1	1	1	1/21/2014	-	-	-	-	-	-	-	-	-
	EM5-1	1	1	1/21/2014	-	-	-	-	-	-	-	-	-
	TP29-1	1	1	5/29/2014	6.25	-	<0.510	-	30.4	-	-	-	-
TP29-2.5	2.5	3	5/29/2014	<3.33	-	<0.665	-	15.0	-	-	-	-	
Oregon Generic Risk-Based Levels (Occupational)													
Soil Ingestion, Dermal Contact, Inhalation					1.7	>Max	510	>Max	800	310	ne	5,100	
Volatilization To Outdoor Air					NV	NV	NV	NV	NV	NV	ne	NV	
Leaching to Groundwater					ne	ne	ne	ne	30	ne	ne	ne	
Construction Worker					13	60,000	150	>Max	800	93	ne	1,500	
Excavation Worker					370	>Max	4,300	>Max	800	2,600	ne	4,300	
EPA Eco SSLs													
Soil Invertebrates					NA	330	140	NA	1,700	NA	4.1	NA	
Wildlife - Avian					43	na	0.77	26	11	NA	1.2	4.2	
Wildlife - Mammalian					46	2,000	0.36	34	56	NA	0.63	14	
Oregon DEQ Soil SLVs (Table 1)													
Plants					10	500	4	1	50	0.3	1	2	
Invertebrates					60	3,000	20	0.4	500	0.1	70	50	
Birds					10	85	6	4	16	1.5	2	ne	
Mammals					29	638	125	340,000	4,000	73	25	ne	
Oregon DEQ Sediment SLVs (Table 2)													
Freshwater					6	ne	0.6	37	35	0.2	ne	4.5	
Bioaccumulation					4	ne	0.003	4,200	128	ne	0.1	ne	
Oregon DEQ - Clean Fill Criteria					12	840	0.54	240	34	0.11	1.5	0.41	
Default background concentrations (a)													
Soil					12	840	0.54	240	34	0.11	1.5	0.41	

All values in milligrams per kilogram (mg/kg)
 Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites, Oregon DEQ, Sept., 2003* (revised June 7, 2012)

J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.

>Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.

ne - Not established

NV: This chemical is considered "non-volatile" for purposes of the exposure calculations

- Sample not analyzed

Highlighted cells exceed the indicated screening values and background concentrations.

See report for definitions of soil types.

Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.

Value that is exceeded by one or more of the values shaded in yellow.

Table 2 (cont.)
Soil Analysis Summary - TAKE SOILS (Metals)
Sadri Property, Tillamook, Oregon
East Parcels, Sawdust Burner

Area	Sample Number	Sample Depth (ft)	Soil Type (1)	Date Collected	Metals							
					Arsenic	Barium	Cadmium	Chromium	Lead	Mercury	Selenium	Silver
East Parcels	TP18-0-6T	0-6	1	9/4/2014	5.29	57.4	<0.201	46.4	7.50	<0.0802	<1.00	<0.201
	TP19-0-7T	0-7	3	9/4/2014	3.00	93.2	0.621	24.5	78.1	<0.0675J	<0.647	<0.129
	TP20-4-8T	0-8	3	9/4/2014	3.96	135	0.362	56.4	159	0.227	<0.127J	<0.139
	TP30-1	1	3	5/29/2014	4.09	-	0.603	-	168	-	-	-
	TP30-3	3	3	5/29/2014	6.35	-	5.55	-	1,160	-	-	-
	TP30-4	4	3	5/29/2014	9.06	-	2.59	-	281	-	-	-
	HC-1	5-6	3	5/9/2011	6.7	130	<0.39	36	59	0.12	-	-
	HC-2	6.5	2	5/9/2011	7.9	43	<0.47	53	10	0.034	-	-
	HC-3	8	3	5/9/2011	9.8	240	<0.33	29	130	0.091	-	-
	HC-4	4.5	3	5/9/2011	4.2	210	0.14	27	100	0.24	-	-
	HC-5	5-6	1	5/9/2011	7.2	47	<0.31	8.6	15	0.0037	-	-
	HC-6	5-6	3	5/9/2011	4.4	94	<0.46	31	30	0.072	-	-
	HC-7	0-1	1	5/9/2011	<1.3	130	<0.32	38	18	0.015	-	-
Sawdust Burner	TP7-0-3T	0-3	3	9/3/2014	-	-	-	-	-	-	-	-
	TP8-0-2.5T	0-2.5	1	9/3/2014	-	-	-	-	-	-	-	-
	TP9-0-2.5T	0-2.5	1	9/3/2014	-	-	-	-	-	-	-	-
	TP11-0-3T	0-3	1	9/3/2014	0.418J	116	0.246	28.0	1.84	<0.0492	0.713J	<0.123
	TP12-0-2T	0-2	3	9/3/2014	2.90	216	0.283J	40.0	25.3	<0.0872	1.09J	<0.218
Oregon Generic Risk-Based Levels (Occupational)												
Soil Ingestion, Dermal Contact, Inhalation					1.7	>Max	510	>Max	800	310	ne	5,100
Volatilization To Outdoor Air					NV	NV	NV	NV	NV	NV	ne	NV
Leaching to Groundwater					ne	ne	ne	ne	30	ne	ne	ne
Construction Worker					13	60,000	150	>Max	800	93	ne	1,500
Excavation Worker					370	>Max	4,300	>Max	800	2,600	ne	4,300
EPA Eco SSLs												
Soil Invertebrates					NA	330	140	NA	1,700	NA	4.1	NA
Wildlife - Avian					43	na	0.77	26	11	NA	1.2	4.2
Wildlife - Mammalian					46	2,000	0.36	34	56	NA	0.63	14
Oregon DEQ Soil SLVs (Table 1)												
Plants					10	500	4	1	50	0.3	1	2
Invertebrates					60	3,000	20	0.4	500	0.1	70	50
Birds					10	85	6	4	16	1.5	2	ne
Mammals					29	638	125	340,000	4,000	73	25	ne
Oregon DEQ Sediment SLVs (Table 2)												
Freshwater					6	ne	0.6	37	35	0.2	ne	4.5
Bioaccumulation					4	ne	0.003	4,200	128	ne	0.1	ne
Oregon DEQ - Clean Fill Criteria												
Soil					12	840	0.54	240	34	0.11	1.5	0.41
Default background concentrations (a)												
Soil					12	840	0.54	240	34	0.11	1.5	0.41

All values in milligrams per kilogram (mg/kg)

Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites, Oregon DEQ, Sept., 2003 (revised June 7, 2012)*

J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.

>Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.

ne - Not established

NV: This chemical is considered "non-volatile" for purposes of the exposure calculations

- Sample not analyzed

Highlighted cells exceed the indicated screening values and background concentrations.

See report for definitions of soil types.

Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.

Value that is exceeded by one or more of the values shaded in yellow.

Table 3
Soil Analysis Summary - TAKE SOILS (Dioxins/Furans)
Sadri Property, Tillamook, Oregon
Sawdust Burner

Area	Sample Number	Sample Depth (ft)	Date Collected	Dioxins/Furans																	
				2,3,7,8-Tetrachlorodibenzo-p-dioxin (TCDD)	1,2,3,7,8-Pentachlorodibenzo-p-dioxin (PeCDD)	1,2,3,4,7,8-Hexachlorodibenzo-p-dioxin (HxCDD)	1,2,3,6,7,8- Hexachlorodibenzo-p-dioxin (HxCDD)	1,2,3,7,8,9- Hexachlorodibenzo-p-dioxin (HxCDD)	1,2,3,4,6,7,8- Heptachlorodibenzo-p-dioxin (HpCDD)	1,2,3,4,5,6,7,8-Octachlorodibenzo-p-dioxin (OCDD)	2,3,7,8-Tetrachlorodibenzofuran (TCDF)	1,2,3,7,8-Pentachlorodibenzofuran (PeCDF)	2,3,4,7,8-Pentachlorodibenzofuran (PeCDF)	1,2,3,4,7,8-Hexachlorodibenzofuran (HxCDF)	1,2,3,6,7,8-Hexachlorodibenzofuran (HxCDF)	1,2,3,7,8,9-Hexachlorodibenzofuran (HxCDF)	2,3,4,6,7,8-Hexachlorodibenzofuran (HxCDF)	1,2,3,4,6,7,8-Heptachlorodibenzofuran (HpCDF)	1,2,3,4,7,8,9-Heptachlorodibenzofuran (HpCDF)	1,2,3,4,5,6,7,8-Octachlorodibenzofuran (OCDF)	
Sawdust Burner	TP11-0-3T	0-3	9/4/2014	<0.162	0.213J	0.280J	0.815J	0.745J	16.2	138	0.238J	0.162J	<0.122	0.386J	0.193J	<0.116	<0.102	3.40J	<0.268	16.1	
	TP12-0-2T	0-2	9/4/2014	0.769J	1.33J	1.66J	4.15J	4.33J	79.4	606	2.84	0.758J	0.712J	1.77J	0.736J	0.116J	0.487J	15.2	0.950J	65.0	
Oregon Generic Risk-Based Levels (Occupational)																					
Soil Ingestion, Dermal Contact, Inhalation				15	15	150	150	150	1,500	50,000	150	500	50	150	150	150	150	1,500	1,500	50,000	
Volatilization To Outdoor Air				>Csat	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	
Leaching to Groundwater				45	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Construction Worker				150	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Excavation Worker				4,200	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
EPA Eco SSLs																					
Soil Invertebrates				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Wildlife - Avian				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Wildlife - Mammalian				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Oregon DEQ Soil SLVs (Table 1)																					
Plants				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Invertebrates				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Birds				55	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Mammals				120	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Oregon DEQ Sediment SLVs (Table 2)																					
Freshwater				9	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne
Bioaccumulation				0.85	0.85	8.5	8.5	8.5	85	2,833	8.5	28.3	2.83	8.5	8.5	8.5	8.5	85	85	2,833	

All values in nanograms per kilogram (ng/kg)
 Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites, Oregon DEQ, Sept., 2003* (revised June 7, 2012)
 >Csat: The soil RBC exceeds the saturation limit of the soil
 J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.
 >Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.
 ne - Not established
 NV: This chemical is considered "non-volatile" for purposes of the exposure calculations
 - Sample not analyzed

Table 4

Soil Analysis Summary - LEAVE SOILS (TPH, PAHs)
 Sadri Property, Tillamook, Oregon
 East Mill, West Mill, East Parcels, Sawdust Burner

Area	Sample Number	Sample Depth (ft)	Date Collected	Petroleum Hydrocarbons		PAHs (mg/kg)																		
				Diesel	Heavy oil	Acenaphthene	Acenaphthylene	Anthracene	Benzo(a)anthracene	Benzo(b)fluoranthene	Benzo(k)fluoranthene	Benzo(a)pyrene	Benzo(g,h,i)perylene	Chrysene	Dibenz(a,h)anthracene	Fluoranthene	Fluorene	Indeno(1,2,3-cd)pyrene	Naphthalene	Phenanthrene	Pyrene			
West Mill	TP1-6L	6	9/3/2014	<29.6	<59.2	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP3-5L	5	9/3/2014	<22.8	63.1J	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP4-3L	3	9/3/2014	-	-	<0.00481	0.0151	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481	<0.00481
	TP5-3.5L	3.5	9/4/2014	<252	4,180	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP5-5V	5	9/4/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP6-5V	5	9/3/2014	2,860J	13,000	0.0998	<0.0639	<0.0959	<0.0639	0.118J	0.0812	<0.0320	<0.0799	<0.0320	0.170	0.134	<0.0320	0.226	0.327	0.188	-	-	-	-
	TP27-5	5	5/29/2014	<61.1	<122	<0.0264	0.0548	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264	<0.0264
East Mill	TP13-2L	2	9/4/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP14-2.5L	2.5	9/4/2014	58.9J	99.6J	<0.00616	0.00750J	<0.00616	0.00908J	0.0248	0.0155	0.0226	0.0160	<0.00616	0.0288	<0.00616	0.0174	0.0388	0.0239	0.0371	-	-	-	
	TP15-3.5L	3.5	9/4/2014	29.9J	56.5J	<0.00431	0.0141	0.00565J	0.00653J	0.0193	0.0108	0.0391	0.00799J	<0.00431	0.0339	<0.00631J	0.0254	0.0738	0.0427	0.0335	-	-	-	
	TP15-5V	5	9/4/2014	-	-	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913	<0.00913
	TP16-2.5L	2.5	9/4/2014	-	-	<0.00380	0.0114	0.00647J	0.0128	0.0298	0.0161	0.0219	0.016	<0.0038	0.0444	<0.00743J	0.0174	0.115	0.0534	0.0412	-	-	-	
	TP17-3L	3	9/4/2014	<28.2	<56.4	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	<0.00457	
	TP18-6L	6	9/4/2014	-	-	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398	<0.00398
Sawdust Burner	TP19-7L	7	9/4/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP30-6	6	5/29/2014	<41.9	<83.9	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164	<0.0164
	TP7-3L	3	9/3/2014	-	-	0.00696J	0.0373	0.00774J	0.00825J	0.0210	0.00631J	0.00933	0.00802J	<0.00418	0.0410	0.0118	0.00741J	0.120	0.061	0.0435	-	-	-	
	TP8-2.5L	2.5	9/3/2014	-	-	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J	<0.00184J
	TP9-2.5L	2.5	9/3/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	TP10-6L	6	9/3/2014	-	-	<0.00506	0.214	0.00736L	0.0153	0.0252	0.0134	0.0206	0.0133	<0.00506	0.0444	0.0118	0.0154	0.139	0.0533	0.0464	-	-	-	
	TP11-3L	3	9/3/2014	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TP12-4L	4	9/3/2014	-	-	<0.00385	<0.00385	<0.00385	0.00436J	<0.00771	<0.00385	0.00500J	<0.00385	<0.00385	0.00885	0.00472J	0.00391J	0.0200	0.0141	0.00960	-	-	-		
Oregon Generic Risk-Based Levels (Occupational)																								
Soil Ingestion, Dermal Contact, Inhalation				14,000	14,000	61,000	ne	>Csat	2.7	2.7	27	0.27	ne	250	0.27	29,000	41,000	2.7	23	ne	21,000			
Volatilization To Outdoor Air				>Max	>Max	>Max	ne	>Max	NV	NV	NV	NV	ne	>Csat	NV	NV	NV	NV	99	ne	>Csat			
Leaching to Groundwater				>Max	>Max	>Csat	ne	>Csat	>Csat	>Csat	>Csat	ne	>Csat	>Csat	>Csat	>Csat	>Csat	>Csat	0.44	ne	>Csat			
Construction Worker				4,600	4,600	19,000	ne	93,000	21	21	210	2.1	ne	2,100	2.1	8,900	12,000	21	580	ne	6,700			
Excavation Worker				>Max	>Max	>Csat	ne	>Max	590	590	5,900	59	ne	57,000	59	>Csat	>Max	590	16,000	ne	>Csat			
EPA Eco-SSLs																								
Soil Invertebrates				ne	ne	29	29	29	18	18	18	18	18	18	18	18	29	18	29	18	ne	18		
Wildlife - Avian				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne		
Wildlife - Mammalian				ne	ne	100	100	100	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1	100	1.1	100	1.1	100	1.1		
Oregon DEQ Soil SLVs (Table 1)																								
Plants				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	10	ne	ne	ne		
Invertebrates				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne	ne		
Birds				ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne		
Mammals				ne	ne	ne	ne	ne	ne	ne	ne	125	ne	ne	ne	ne	ne	ne	3,900	ne	ne	ne		
Oregon DEQ Sediment SLVs (Table 2)																								
Freshwater				ne	ne	0.29	160	0.057	0.032	ne	0.027	0.032	0.30	0.057	0.033	0.111	0.077	0.017	0.176	42	0.053			
Bioaccumulation				ne	ne	ne	ne	ne	ne	ne	ne	0.10	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne		
Oregon DEQ - Clean Fill Criteria				ne	ne	29	29	0.15	0.15	1.1	0.015	ne	14	0.015	29	29	0.15	0.087	ne	ne	ne	1,700		
Washington State TPH Screening Level Values																								
Soil biota				200	200	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	30	ne	ne	ne	ne	ne	ne		
Wildlife				6,000	6,000	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne	ne		

All values in milligrams per kilogram (mg/kg)
 Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites*, Oregon DEQ, Sept., 2003 (revised June 7, 2012)
 >Csat: The soil RBC exceeds the saturation limit of the soil
 J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.
 >Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.
 ne - Not established
 NV: This chemical is considered "non-volatile" for purposes of the exposure calculations
 - Sample not analyzed
 Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.
 Value that is exceeded by one or more of the values shaded in yellow.

Table 5
Soil Analysis Summary - LEAVE SOILS (Metals)
Sadri Property, Tillamook, Oregon
East Mill, West Mill, East Parcels, Sawdust Burner

Area	Sample Number	Sample Depth (ft)	Date Collected	Metals								
				Arsenic	Barium	Cadmium	Chromium	Lead	Mercury	Selenium	Silver	
West Mill	TP1-6L	6	9/3/2014	-	-	-	-	-	-	-	-	-
	TP3-5L	5	9/3/2014	-	-	-	-	-	-	-	-	-
	TP4-3L	3	9/3/2014	-	-	-	-	-	-	-	-	-
	TP5-3.5L	3.5	9/4/2014	3.49	67.8	<0.276	38.3	14.8	<0.110	<01.37	<0.275	-
	TP5-5V	5	9/4/2014	-	-	-	-	-	-	-	-	-
	TP6-5V	5	9/3/2014	-	-	0.431J	-	75.8	-	-	-	-
East Mill	TP27-5	5	9/3/2014	4.03	-	<0.548	-	5.12	-	-	-	-
	TP13-2L	2	9/4/2014	-	-	-	-	-	-	-	-	-
	TP14-2.5L	2.5	9/4/2014	-	-	-	-	-	-	-	-	-
	TP15-3.5L	3.5	9/4/2014	-	65.8	0.387J	-	14.0	-	-	-	-
	TP15-5V	5	9/4/2014	-	-	-	-	-	-	-	-	-
	TP16-2.5L	2.5	9/4/2014	4.13	164	0.569	44.9	21.2	0.109J	<4.22	<0.422	-
East Parcels	TP17-3L	3	9/4/2014	4.57	138	0.770	49.3	6.29	<0.103	<1.28	<0.257	-
	TP18-6L	6	9/4/2014	-	-	-	-	-	-	-	-	-
	TP19-7L	7	9/4/2014	2.60	65.4	0.603	56.4	5.41	<0.0635	<0.794	<0.159	-
Sawdust Burner	TP30-6	6	5/29/2014	5.11	80.6	<0.379	50.2	6.84	<0.152	<1.89	<0.379	-
	TP7-3L	3	9/3/2014	-	-	-	-	-	-	-	-	-
	TP8-2.5L	2.5	9/3/2014	-	-	-	-	-	-	-	-	-
	TP9-2.5L	2.5	9/3/2014	-	-	-	-	-	-	-	-	-
	TP10-6L	6	9/3/2014	-	-	-	-	-	-	-	-	-
	TP11-3L	3	9/3/2014	-	-	-	-	-	-	-	-	-
TP12-4L	4	9/3/2014	-	-	-	-	-	-	-	-	-	
Oregon Generic Risk-Based Levels (Occupational)												
Soil Ingestion, Dermal Contact, Inhalation				1.7	>Max	510	>Max	800	310	ne	5,100	
Volatilization To Outdoor Air				NV	NV	NV	NV	NV	NV	ne	NV	
Leaching to Groundwater				ne	ne	ne	ne	30	ne	ne	ne	
Construction Worker				13	60,000	150	>Max	800	93	ne	1,500	
Excavation Worker				370	>Max	4,300	>Max	800	2,600	ne	4,300	
EPA Eco SSLs												
Soil Invertebrates				NA	330	140	NA	1,700	NA	4.1	NA	
Wildlife - Avian				43	na	0.77	26	11	NA	1.2	4.2	
Wildlife - Mammalian				46	2,000	0.36	34	56	NA	0.63	14	
Oregon DEQ Soil SLVs (Table 1)												
Plants				10	500	4	1	50	0.3	1	2	
Invertebrates				60	3,000	20	0.4	500	0.1	70	50	
Birds				10	85	6	4	16	1.5	2	ne	
Mammals				29	638	125	340,000	4,000	73	25	ne	
Oregon DEQ Sediment SLVs (Table 2)												
Freshwater				6	ne	0.6	37	35	0.2	ne	4.5	
Bioaccumulation				4	ne	0.003	4,200	128	ne	0.1	ne	
Oregon DEQ - Clean Fill Criteria				12	840	0.54	240	34	0.11	1.5	0.41	
Default background concentrations (a)												
Soil				12	840	0.54	240	34	0.11	1.5	0.41	

All values in milligrams per kilogram (mg/kg)

Generic Risk-Based Levels are based on *Risk-Based Decision Making for the Remediation of Petroleum-Contaminated Sites*, Oregon DEQ, Sept., 2003 (revised June 7, 2012)

J: This is an estimated value. The value is below the method reporting limit but above the limit of detection.

>Max: The constituent RBC for this pathway is greater than 100,000 mg/kg.

ne - Not established

NV: This chemical is considered "non-volatile" for purposes of the exposure calculations

- Sample not analyzed

Highlighted cells exceed the indicated screening values and background concentrations.

See report for definitions of soil types.

 Concentration exceeds one or more risk-based concentration, ecological screening level or Clean Fill Criteria.

 Value that is exceeded by one or more of the values shaded in yellow.

Table 6
Estimated Volumes of Types 2 and 3 Soils
Sadri Property, Tillamook, Oregon

Area	Estimated Volumes of Type 2 and 3 Soil (cubic yards)			
	To Disposal Cell	To Landfill	Recycle Off-Site (organics, concrete)	TOTAL VOLUME
West Mill	1,500	600	200	2,300
East Mill	3,000	0	300	3,300
East Parcels	12,700	300	1,500	14,500
Sawdust Burner	600	0	100	700
	17,800	900	2,100	20,800

APPENDIX A
Contaminated Media Management Practice Requirements

APPENDIX A

Contaminated Media Management Practice Requirements

Contaminated media encountered during the SFC Project on the Sadri Property and East Parcels should be managed in a manner that prevents risks to human health and the environment and does not exacerbate existing environmental conditions. The following minimum procedures will be used in the areas of the project where contaminated media are reasonably likely to be present. The SFC Project design specifications should require the following minimum contaminated media management practice requirements.

A.1 Health and Safety

The contractor will develop a health and safety plan for their employees. The contractor will be responsible for meeting applicable Occupational Safety and Health Administration (OSHA) health and safety requirements, including, but not limited to, 29 CFR 1910.120. The contractor should review all information presented in this CMMP regarding the nature and extent of contaminated media anticipated along the project alignment. The contractor will be responsible for determining what, if any, OSHA regulations are applicable to the contractor's contaminated media excavation, management, and hauling activities. The contractor should employ a certified industrial hygienist (CIH) to make this determination.

A.2 Soil Excavation and Groundwater Extraction Procedures

Contaminated soil should be excavated in a manner that prevents co-mingling of contaminated and uncontaminated soil. Movement of excavation equipment over or through contaminated soil should be minimized to prevent tracking of contaminated soil into areas of uncontaminated soil.

Excavation equipment should be maintained in good working order, and spillage of oil or hazardous substances from the equipment should be prevented. In particular, oil leaks from equipment, including excavators, loaders, dozers, conveyors, trucks, and drilling machines, should be repaired promptly and any contaminated soil immediately cleaned up. Contaminated water will be removed in a manner that prevents co-mingling of contaminated and uncontaminated water.

A.3 Stockpiles/Drop Boxes

Stockpiles of contaminated media should be covered and bermed to prevent run-on and runoff. The contaminated stockpiles should be covered during periods of precipitation, strong winds, at night, and during weekends. If dust from the contaminated stockpile is observed, they should be either covered or lightly watered to control the dust. Access to the contaminated stockpile should be controlled through the use of a fence.

Stockpiles should be located in accordance with land use compatibility requirements. Stockpiles used for unanticipated contaminated soil should meet the requirements specified in Section A.6.

A.4 Loading and Hauling

Trucks being loaded with Type 3 soils bound for the landfill should be loaded in a manner that prevents the spilling or tracking of contaminated soil into uncontaminated areas of the site. Loose material falling onto the exterior of the truck during loading should be removed before the truck leaves the loading area. Any material collected in the loading area should be placed either into the truck or into the general material management process.

The contractor will be responsible for ensuring that loaded truck weights are within acceptable limits.

A.5 Exclusion Zone and Decontamination

The contractor should establish an exclusion zone around the soil excavation areas where contaminated soil is anticipated. Specific entrance and exit locations to the exclusion zone should be established by the contractor as part of the health and safety plan.

Trucks should be swept before leaving the loading area. Vehicles leaving the exclusion zone that have driven over unpaved surfaces that have, or are suspected of having, contaminated media should pass through a wheel wash before entering the public right-of-way.

Thorough decontamination of the excavation equipment should be required before the equipment exits the exclusion zone. Personnel exiting the exclusion zone should decontaminate according to the decontamination procedures to be specified in the contractor's health and safety plan.

A.6 Contingent Soil Management Procedures

Based on the results of the sampling and analysis performed for the project, hazardous waste-designated soil is not anticipated. If, however, contaminated soil appearing to be inconsistent with that based on the previous sampling (unanticipated contaminated soil) is encountered, contingent soil management procedures will be required. This determination will be made by Tillamook County's engineering or environmental consultant.

The contingent soil management procedures are necessary to address potential RCRA hazardous waste issues and provide a higher level of protectiveness than that provided under the soil management procedures specified above.

In addition to the soil management procedures specified above, contingent soil management procedures will include the following:

- Field screening of unanticipated contaminated soil during excavation will be performed as much as practical to assess the nature of the soil. Field screening may include the use of a photoionization detector or sorbant tubes to rapidly assess the concentrations of various contaminants.
- Stockpiles, containers, or drop boxes could be used for the sampling and analysis of excavated unanticipated contaminated soils. The exact number of samples necessary to make a waste

determination is site-specific and a function of contaminant variance. Typically, waste determinations will be performed for individual stockpiles and containers (roll-off boxes).

- Unanticipated and unknown contaminated soil will not be transported on public roadways until it has been properly characterized.
- Different types of unanticipated contaminated soil should not be co-mingled.
- Contaminated media designated as hazardous waste should be removed offsite as soon as possible and no later than 30 days after such designation.

If sampling and analysis indicate that the soil is not a hazardous waste, the soil management procedures for that soil no longer need to satisfy the contingent management requirements presented in this section. If the soil is designated a hazardous waste, the soil will be managed in accordance with applicable hazardous waste regulations.

APPENDIX B
Disposal Cell and Leave Surface Inspection Form

**INSPECTION RECORD
SOIL DISPOSAL CELL AND LEAVE SURFACE
SADRI PROPERTY AND EAST PARCELS
SOUTHERN FLOW CORRIDOR PROJECT**

Inspection performed by : _____

Date: _____

Weather: _____

1) SOIL DISPOSAL CELL

See attached figure for area to be inspected. Inspect pavement condition and list observations below. Take photographs showing overall condition of the cell, including close-up photographs detailing the observations listed below.

List photographs taken:

_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Repair needed? Yes _____ No _____

Location: _____

Follow-up Inspection (after repair): Performed by: _____

Date: _____

Photographs: _____

1) LEAVE SURFACE

See attached figure for area to be inspected. Inspect vegetation and standing water from the nearest upland area. Take photographs showing overall condition of the leave surface.

List photographs taken:

<hr/>	<hr/>	<hr/>
<hr/>	<hr/>	<hr/>
<hr/>	<hr/>	<hr/>
<hr/>	<hr/>	<hr/>
<hr/>	<hr/>	<hr/>

Potential concerns observed? Yes____ No_____

Location: _____

Follow-up Inspection (after remediation): Performed by: _____

Date: _____

Photographs: _____

APPENDIX B

REGULATORY ENVIRONMENTAL DATABASE DOCUMENTATION

Sadri Property

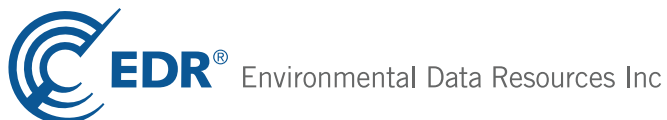
FRONT ST NW

Tillamook, OR 97141

Inquiry Number: 4419624.2s

September 23, 2015

The EDR Radius Map™ Report



6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

TABLE OF CONTENTS

<u>SECTION</u>	<u>PAGE</u>
Executive Summary	ES1
Overview Map	2
Detail Map	3
Map Findings Summary	4
Map Findings	8
Orphan Summary	207
Government Records Searched/Data Currency Tracking	GR-1

GEOCHECK ADDENDUM

GeoCheck - Not Requested

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

Disclaimer - Copyright and Trademark Notice

This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OF DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

Copyright 2015 by Environmental Data Resources, Inc. All rights reserved. Reproduction in any media or format, in whole or in part, of any report or map of Environmental Data Resources, Inc., or its affiliates, is prohibited without prior written permission.

EDR and its logos (including Sanborn and Sanborn Map) are trademarks of Environmental Data Resources, Inc. or its affiliates. All other trademarks used herein are the property of their respective owners.

EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-13) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

FRONT ST NW
TILLAMOOK, OR 97141

COORDINATES

Latitude (North): 45.4613000 - 45° 27' 40.68"
Longitude (West): 123.8568000 - 123° 51' 24.48"
Universal Transverse Mercator: Zone 10
UTM X (Meters): 433013.2
UTM Y (Meters): 5034336.5
Elevation: 12 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 6066438 TILLAMOOK, OR
Version Date: 2014

West Map: 6066422 NETARTS, OR
Version Date: 2014

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from: 20120804, 20120707
Source: USDA

MAPPED SITES SUMMARY

Target Property Address:
FRONT ST NW
TILLAMOOK, OR 97141

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	ERSKINE OIL INC	4 ELM AVE	LUST, UST	Higher	53, 0.010, ESE
A2	COASTWIDE READY MIX	10 ELM	AST, HSIS, NPDES	Higher	79, 0.015, ESE
3	UNPERMITTED LANDFILL	FRONT ST & DOUGLAS S	ECSI, BROWNFIELDS, FINDS	Higher	192, 0.036, ESE
4		1305 FRONT ST	EDR US Hist Auto Stat	Higher	198, 0.038, SE
A5	BARCLAY HEATING & SH	1512 FRONT ST	AST, HSIS	Higher	208, 0.039, ESE
B6	TILLAMOOK, CITY OF (	108 BIRCH AVE	UST	Higher	456, 0.086, SE
B7	TILLAMOOK, CITY OF -	108 BIRCH AVE	UST	Higher	456, 0.086, SE
B8	CITY OF TILLAMOOK (C	108-116 BIRCH AVE	LUST	Higher	456, 0.086, SE
C9	TILLAMOOK COUNTY GEN	1000 3RD ST	LUST, UST, AST, HSIS	Higher	713, 0.135, SSE
C10	HEATING OIL TANK	1000 THIRD STREET	LUST	Higher	713, 0.135, SSE
D11	TILLAMOOK CITY OF	1798 FRONT ST	AST, HSIS	Higher	840, 0.159, ESE
D12	TILLAMOOK WHOLESALE,	2 STILLWELL AVE	UST	Higher	847, 0.160, ESE
D13	STAR DISTRIBUTORS, I	4 STILLWELL AVE	UST	Higher	848, 0.161, ESE
14	HEATING OIL TANK	216 STILWELL AVE	LUST	Higher	1148, 0.217, ESE
E15	DAVISON AUTO PARTS	114 IVY AVE	AST, HSIS	Higher	1212, 0.230, ESE
E16	MODERN DRY CLEANER (	1908/1910 1ST ST.	ECSI, BROWNFIELDS	Higher	1212, 0.230, ESE
E17	MODERN DRY CLEANERS	1908 1ST AVENUE	US BROWNFIELDS, FINDS	Higher	1223, 0.232, ESE
F18	TOMMIES CLEANERS	1111 4TH ST	UST	Higher	1231, 0.233, SSE
F19		1111 4TH ST	EDR US Hist Cleaners	Higher	1231, 0.233, SSE
F20	ODEQ CLEAN UP TOMMIE	1111 4TH ST	RCRA NonGen / NLR, FINDS	Higher	1231, 0.233, SSE
F21	TOMMIE'S CLEANERS	1111 4TH ST.	CRL, ECSI, INST CONTROL, DRYCLEANERS	Higher	1231, 0.233, SSE
F22	ODEQ CLEAN UP TOMMIE	1111 4TH ST	RCRA NonGen / NLR	Higher	1231, 0.233, SSE
23	RUSSELL CHEVROLET CO	1 MAIN AVE	LUST, UST	Higher	1339, 0.254, ESE
G24	CITY OF TILLAMOOK (V	313 IVY AVENUE	LUST	Higher	1526, 0.289, ESE
H25	JACKPOT FOOD MART	380 MAIN AVE N	LUST, UST	Higher	1545, 0.293, East
I26	TILLAMOOK MUSIC CO.	207 MAIN AVE.	ECSI, LUST	Higher	1580, 0.299, ESE
27	TILLAMOOK RIVERWALK	1S/9W/S30	ECSI, BROWNFIELDS	Higher	1589, 0.301, ESE
H28	PRIDE OF OREGON TEXA	460 MAIN AVE. N	ECSI	Higher	1698, 0.322, East
G29	HEATING OIL TANK	1905 4TH STREET	LUST, HSIS	Higher	1710, 0.324, SE
J30	HEATING OIL TANK	301 MAIN ST	LUST	Higher	1711, 0.324, ESE
I31	STRANAHAN LAUNDRY (F	209 PACIFIC AVE.	ECSI, VCP	Higher	1768, 0.335, ESE
K32	UNION OIL SERVICE ST	540 MAIN AVE. N	ECSI, VCP	Higher	1869, 0.354, ENE
J33	THIRD STREET SHELL A	303 PACIFIC	LUST, UST	Higher	1891, 0.358, ESE
L34	FORMER FILLING STATI	410 MAIN AVE # 416	LUST	Higher	1904, 0.361, ESE
35	TILLAMOOK RIVERWALK	EAST SIDE OF HWY 101	US BROWNFIELDS	Higher	1965, 0.372, ESE
36	TILLAMOOK COUNTY	201 LAUREL AVE	LUST, UST, OR HAZMAT	Higher	1986, 0.376, ESE
L37	SUNSET SERVICE CHEVR	403 PACIFIC AVE	LUST, UST	Higher	2047, 0.388, ESE
K38	US HIGHWAY 101 - HAD	N MAIN ST (HWY 101)	CRL, ECSI, FINDS	Higher	2052, 0.389, ENE
39	HEATING OIL TANK	2305 1ST STREET	LUST	Higher	2247, 0.426, ESE

MAPPED SITES SUMMARY

Target Property Address:
 FRONT ST NW
 TILLAMOOK, OR 97141

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
M40	CENTER MARKET	604 MAIN ST	LUST, UST	Higher	2298, 0.435, SE
41	COAST TIRE	635 MAIN AVE. N	ECSI, INST CONTROL, VCP, BROWNFIELDS	Higher	2310, 0.438, ENE
N42	PARSONS DRIVE-IN CLE	2309 3RD ST.	ECSI, BROWNFIELDS	Higher	2373, 0.449, ESE
N43	GARY'S ARCO	2311 3RD ST	LUST, UST	Higher	2379, 0.451, ESE
N44	HEATING OIL TANK	2312 3RD ST	LUST	Higher	2381, 0.451, ESE
M45	BRENNAN'S BP STATION	603 PACIFIC AVE	LUST, UST	Higher	2424, 0.459, SE
46	DENTAL PROPERTY	1815 8TH ST	LUST	Higher	2532, 0.480, SE
O47	VIDEO VENTURES	2715 5TH ST.	ECSI, VCP	Higher	4030, 0.763, ESE
O48	FORMER UNOCAL BULK P	2802 5TH ST	ECSI, VCP, RCRA NonGen / NLR, FINDS, MANIFEST	Higher	4156, 0.787, ESE
P49	CUMMINGS TRANSFER -	2901-1/2 3RD ST.	ECSI, CRL	Higher	4221, 0.799, ESE
P50	VANWEST OIL CO. - TA	2903 3RD ST.	ECSI, CRL	Higher	4226, 0.800, ESE
51	TILLAMOOK SAFEWAY (F	955 MAIN AVE. N	ECSI, INST CONTROL, BROWNFIELDS	Lower	4971, 0.941, NE

EXECUTIVE SUMMARY

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 search radius around the target property for the following databases:

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
NPL LIENS..... Federal Superfund Liens

Federal Delisted NPL site list

Delisted NPL..... National Priority List Deletions

Federal CERCLIS list

FEDERAL FACILITY..... Federal Facility Site Information listing
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System

Federal CERCLIS NFRAP site List

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

Federal RCRA CORRACTS facilities list

CORRACTS..... Corrective Action Report

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

Federal RCRA generators list

RCRA-LQG..... RCRA - Large Quantity Generators
RCRA-SQG..... RCRA - Small Quantity Generators
RCRA-CESQG..... RCRA - Conditionally Exempt Small Quantity Generator

Federal institutional controls / engineering controls registries

LUCIS..... Land Use Control Information System
US ENG CONTROLS..... Engineering Controls Sites List

EXECUTIVE SUMMARY

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

Federal ERNS list

ERNS..... Emergency Response Notification System

State and tribal landfill and/or solid waste disposal site lists

SWF/LF..... Solid Waste Facilities List

State and tribal leaking storage tank lists

INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

State and tribal registered storage tank lists

FEMA UST..... Underground Storage Tank Listing

INDIAN UST..... Underground Storage Tanks on Indian Land

State and tribal institutional control / engineering control registries

ENG CONTROLS..... Engineering Controls Recorded at ESCI Sites

State and tribal voluntary cleanup sites

INDIAN VCP..... Voluntary Cleanup Priority Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY..... Recycling Facility Location Listing

HIST LF..... Old Closed SW Disposal Sites

INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations

ODI..... Open Dump Inventory

Local Lists of Hazardous waste / Contaminated Sites

AOCONCERN..... Columbia Slough

US HIST CDL..... National Clandestine Laboratory Register

CDL..... Uninhabitable Drug Lab Properties

US CDL..... Clandestine Drug Labs

Local Land Records

LIENS 2..... CERCLA Lien Information

Records of Emergency Release Reports

HMIRS..... Hazardous Materials Information Reporting System

SPILLS..... Spill Database

OR HAZMAT..... Hazmat/Incidents

SPILLS 90..... SPILLS 90 data from FirstSearch

EXECUTIVE SUMMARY

Other Ascertainable Records

FUDS.....	Formerly Used Defense Sites
DOD.....	Department of Defense Sites
SCRD DRYCLEANERS.....	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR.....	Financial Assurance Information
EPA WATCH LIST.....	EPA WATCH LIST
2020 COR ACTION.....	2020 Corrective Action Program List
TSCA.....	Toxic Substances Control Act
TRIS.....	Toxic Chemical Release Inventory System
SSTS.....	Section 7 Tracking Systems
ROD.....	Records Of Decision
RMP.....	Risk Management Plans
RAATS.....	RCRA Administrative Action Tracking System
PRP.....	Potentially Responsible Parties
PADS.....	PCB Activity Database System
ICIS.....	Integrated Compliance Information System
FTTS.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS.....	Material Licensing Tracking System
COAL ASH DOE.....	Steam-Electric Plant Operation Data
COAL ASH EPA.....	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER.....	PCB Transformer Registration Database
RADINFO.....	Radiation Information Database
HIST FTTS.....	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS.....	Incident and Accident Data
CONSENT.....	Superfund (CERCLA) Consent Decrees
INDIAN RESERV.....	Indian Reservations
UMTRA.....	Uranium Mill Tailings Sites
LEAD SMELTERS.....	Lead Smelter Sites
US AIRS.....	Aerometric Information Retrieval System Facility Subsystem
US MINES.....	Mines Master Index File
FINDS.....	Facility Index System/Facility Registry System
AIRS.....	Oregon Title V Facility Listing
COAL ASH.....	Coal Ash Disposal Sites Listing
Financial Assurance.....	Financial Assurance Information Listing
HSIS.....	Hazardous Substance Information Survey
MANIFEST.....	Manifest Information
NPDES.....	Wastewater Permits Database
UIC.....	Underground Injection Control Program Database

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP..... EDR Proprietary Manufactured Gas Plants

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA HWS..... Recovered Government Archive State Hazardous Waste Facilities List

EXECUTIVE SUMMARY

RGA LF..... Recovered Government Archive Solid Waste Facilities List
 RGA LUST..... Recovered Government Archive Leaking Underground Storage Tank

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS 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. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

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

STANDARD ENVIRONMENTAL RECORDS

State- and tribal - equivalent CERCLIS

CRL: Sites that are or may be contaminated and may require cleanup.

A review of the CRL list, as provided by EDR, and dated 08/01/2015 has revealed that there are 4 CRL sites within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>TOMMIE'S CLEANERS</i> Facility Status: No Further Action (Conditional) Facility Id: 1931	<i>1111 4TH ST.</i>	<i>SSE 1/8 - 1/4 (0.233 mi.)</i>	<i>F21</i>	<i>52</i>
<i>US HIGHWAY 101 - HAD</i> Facility Status: Further Investigation of Area Facilities recommended Facility Id: 1889	<i>N MAIN ST (HWY 101)</i>	<i>ENE 1/4 - 1/2 (0.389 mi.)</i>	<i>K38</i>	<i>133</i>
<i>CUMMINGS TRANSFER -</i> Facility Status: Remedial Investigation/Feasibility Study recommended Facility Id: 1581	<i>2901-1/2 3RD ST.</i>	<i>ESE 1/2 - 1 (0.799 mi.)</i>	<i>P49</i>	<i>187</i>
<i>VANWEST OIL CO. - TA</i> Facility Status: Remedial Investigation/Feasibility Study recommended Facility Id: 1582	<i>2903 3RD ST.</i>	<i>ESE 1/2 - 1 (0.800 mi.)</i>	<i>P50</i>	<i>195</i>

ECSI: The Environmental Cleanup Site Information System records information about sites in Oregon that may be of environmental interest. The data come from the Department of Environmental Quality.

A review of the ECSI list, as provided by EDR, and dated 07/01/2015 has revealed that there are 16 ECSI sites within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>UNPERMITTED LANDFILL</i> Investigation: No Further Action State ID Number: 1360	<i>FRONT ST & DOUGLAS S</i>	<i>ESE 0 - 1/8 (0.036 mi.)</i>	<i>3</i>	<i>11</i>
<i>MODERN DRY CLEANER (</i>	<i>1908/1910 1ST ST.</i>	<i>ESE 1/8 - 1/4 (0.230 mi.)</i>	<i>E16</i>	<i>39</i>

EXECUTIVE SUMMARY

Investigation: No Further Action State ID Number: 5855				
TOMMIE'S CLEANERS	1111 4TH ST.	SSE 1/8 - 1/4 (0.233 mi.)	F21	52
Investigation: Listed on the CRL/Inventory State ID Number: 1931				
TILLAMOOK MUSIC CO.	207 MAIN AVE.	ESE 1/4 - 1/2 (0.299 mi.)	I26	65
Investigation: No Further Action State ID Number: 2422				
TILLAMOOK RIVERWALK	1S/9W/S30	ESE 1/4 - 1/2 (0.301 mi.)	27	79
Investigation: No Further Action State ID Number: 4334				
PRIDE OF OREGON TEXA	460 MAIN AVE. N	E 1/4 - 1/2 (0.322 mi.)	H28	83
Investigation: No Further Action State ID Number: 1915				
STRANAHAN LAUNDRY (F	209 PACIFIC AVE.	ESE 1/4 - 1/2 (0.335 mi.)	I31	105
Investigation: Suspect State ID Number: 5039				
UNION OIL SERVICE ST	540 MAIN AVE. N	ENE 1/4 - 1/2 (0.354 mi.)	K32	111
Investigation: No Further Action State ID Number: 1916				
US HIGHWAY 101 - HAD	N MAIN ST (HWY 101)	ENE 1/4 - 1/2 (0.389 mi.)	K38	133
Investigation: Listed on the CRL/Inventory State ID Number: 1889				
COAST TIRE	635 MAIN AVE. N	ENE 1/4 - 1/2 (0.438 mi.)	41	149
Investigation: No Further Action State ID Number: 3784				
PARSONS DRIVE-IN CLE	2309 3RD ST.	ESE 1/4 - 1/2 (0.449 mi.)	N42	157
Investigation: Suspect State ID Number: 5858				
VIDEO VENTURES	2715 5TH ST.	ESE 1/2 - 1 (0.763 mi.)	O47	162
Investigation: No Further Action State ID Number: 792				
FORMER UNOCAL BULK P	2802 5TH ST	ESE 1/2 - 1 (0.787 mi.)	O48	173
Investigation: No Further Action State ID Number: 1742				
CUMMINGS TRANSFER -	2901-1/2 3RD ST.	ESE 1/2 - 1 (0.799 mi.)	P49	187
Investigation: Listed on the CRL/Inventory State ID Number: 1581				
VANWEST OIL CO. - TA	2903 3RD ST.	ESE 1/2 - 1 (0.800 mi.)	P50	195
Investigation: Listed on the CRL/Inventory State ID Number: 1582				
Lower Elevation	Address	Direction / Distance	Map ID	Page
TILLAMOOK SAFEWAY (F	955 MAIN AVE. N	NE 1/2 - 1 (0.941 mi.)	51	203
Investigation: No Further Action State ID Number: 5566				

EXECUTIVE SUMMARY

State and tribal leaking storage tank lists

LUST: The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the Department of Environmental Quality's LUST Database List.

A review of the LUST list, as provided by EDR, and dated 07/01/2015 has revealed that there are 21 LUST sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
ERSKINE OIL INC Facility ID: 29-92-0087 Cleanup Complete: 05/12/2008	4 ELM AVE	ESE 0 - 1/8 (0.010 mi.)	A1	8
CITY OF TILLAMOOK (C Facility ID: 29-11-0868 Cleanup Complete: 03/30/2012	108-116 BIRCH AVE	SE 0 - 1/8 (0.086 mi.)	B8	25
TILLAMOOK COUNTY GEN Facility ID: 29-98-0246	1000 3RD ST	SSE 1/8 - 1/4 (0.135 mi.)	C9	25
HEATING OIL TANK Facility ID: 29-90-0032 Cleanup Complete: 10/08/1993	1000 THIRD STREET	SSE 1/8 - 1/4 (0.135 mi.)	C10	31
HEATING OIL TANK Facility ID: 29-99-1334 Cleanup Complete: 05/18/2000	216 STILWELL AVE	ESE 1/8 - 1/4 (0.217 mi.)	14	33
RUSSELL CHEVROLET CO Facility ID: 29-99-1006 Cleanup Complete: 09/24/2003	1 MAIN AVE	ESE 1/4 - 1/2 (0.254 mi.)	23	64
CITY OF TILLAMOOK (V Facility ID: 29-04-2342 Cleanup Complete: 05/24/2005	313 IVY AVENUE	ESE 1/4 - 1/2 (0.289 mi.)	G24	65
JACKPOT FOOD MART Facility ID: 29-90-0433 Cleanup Complete: 11/20/2001	380 MAIN AVE N	E 1/4 - 1/2 (0.293 mi.)	H25	65
TILLAMOOK MUSIC CO. Facility ID: 29-97-0884 Cleanup Complete: 02/09/2004	207 MAIN AVE.	ESE 1/4 - 1/2 (0.299 mi.)	I26	65
HEATING OIL TANK Facility ID: 29-97-0571 Cleanup Complete: 02/04/2000	1905 4TH STREET	SE 1/4 - 1/2 (0.324 mi.)	G29	103
HEATING OIL TANK Facility ID: 29-06-1280	301 MAIN ST	ESE 1/4 - 1/2 (0.324 mi.)	J30	104
THIRD STREET SHELL A Facility ID: 29-01-0050 Cleanup Complete: 06/16/2005	303 PACIFIC	ESE 1/4 - 1/2 (0.358 mi.)	J33	125
FORMER FILLING STATI Facility ID: 29-14-0267	410 MAIN AVE # 416	ESE 1/4 - 1/2 (0.361 mi.)	L34	126
TILLAMOOK COUNTY Facility ID: 29-92-0303 Cleanup Complete: 06/26/1996	201 LAUREL AVE	ESE 1/4 - 1/2 (0.376 mi.)	36	130
SUNSET SERVICE CHEVR	403 PACIFIC AVE	ESE 1/4 - 1/2 (0.388 mi.)	L37	132

EXECUTIVE SUMMARY

Facility ID: 29-92-0086				
HEATING OIL TANK	2305 1ST STREET	ESE 1/4 - 1/2 (0.426 mi.)	39	148
Facility ID: 29-04-1838				
Cleanup Complete: 07/11/2005				
CENTER MARKET	604 MAIN ST	SE 1/4 - 1/2 (0.435 mi.)	M40	148
Facility ID: 29-99-0529				
Facility ID: 29-07-0633				
Cleanup Complete: 01/14/2002				
GARY'S ARCO	2311 3RD ST	ESE 1/4 - 1/2 (0.451 mi.)	N43	161
Facility ID: 29-91-0253				
Cleanup Complete: 05/27/1992				
HEATING OIL TANK	2312 3RD ST	ESE 1/4 - 1/2 (0.451 mi.)	N44	161
Facility ID: 29-15-0690				
BRENNAN'S BP STATION	603 PACIFIC AVE	SE 1/4 - 1/2 (0.459 mi.)	M45	162
Facility ID: 29-98-0999				
Cleanup Complete: 02/24/2005				
DENTAL PROPERTY	1815 8TH ST	SE 1/4 - 1/2 (0.480 mi.)	46	162
Facility ID: 29-05-1489				
Cleanup Complete: 09/14/2009				

State and tribal registered storage tank lists

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Environmental Quality's UST List on Disk.

A review of the UST list, as provided by EDR, and dated 07/01/2015 has revealed that there are 7 UST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
ERSKINE OIL INC	4 ELM AVE	ESE 0 - 1/8 (0.010 mi.)	A1	8
Facility ID: 10979				
TILLAMOOK, CITY OF (	108 BIRCH AVE	SE 0 - 1/8 (0.086 mi.)	B6	24
Facility ID: 7916				
TILLAMOOK, CITY OF -	108 BIRCH AVE	SE 0 - 1/8 (0.086 mi.)	B7	24
Facility ID: 8456				
TILLAMOOK COUNTY GEN	1000 3RD ST	SSE 1/8 - 1/4 (0.135 mi.)	C9	25
Facility ID: 7915				
TILLAMOOK WHOLESALE,	2 STILLWELL AVE	ESE 1/8 - 1/4 (0.160 mi.)	D12	33
Facility ID: 7612				
STAR DISTRIBUTORS, I	4 STILLWELL AVE	ESE 1/8 - 1/4 (0.161 mi.)	D13	33
Facility ID: 9248				
TOMMIES CLEANERS	1111 4TH ST	SSE 1/8 - 1/4 (0.233 mi.)	F18	49
Facility ID: 2252				

EXECUTIVE SUMMARY

AST: The Aboveground Storage Tank database contains registered ASTs. The data comes from the list of ASTs reported to the Office of State Fire Marshal.

A review of the AST list, as provided by EDR, and dated 07/09/2015 has revealed that there are 5 AST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
COASTWIDE READY MIX Facility Id: 000991	10 ELM	ESE 0 - 1/8 (0.015 mi.)	A2	8
BARCLAY HEATING & SH Facility Id: 003042	1512 FRONT ST	ESE 0 - 1/8 (0.039 mi.)	A5	20
TILLAMOOK COUNTY GEN Facility Id: 059265	1000 3RD ST	SSE 1/8 - 1/4 (0.135 mi.)	C9	25
TILLAMOOK CITY OF Facility Id: 120901	1798 FRONT ST	ESE 1/8 - 1/4 (0.159 mi.)	D11	31
DAVISON AUTO PARTS Facility Id: 016135	114 IVY AVE	ESE 1/8 - 1/4 (0.230 mi.)	E15	34

State and tribal institutional control / engineering control registries

INST CONTROL: Sites with Engineering or Institutional Controls.

A review of the INST CONTROL list, as provided by EDR, and dated 07/01/2015 has revealed that there are 2 INST CONTROL sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
TOMMIE'S CLEANERS Site Id: 1931	1111 4TH ST.	SSE 1/8 - 1/4 (0.233 mi.)	F21	52
COAST TIRE Site Id: 3784	635 MAIN AVE. N	ENE 1/4 - 1/2 (0.438 mi.)	41	149

State and tribal voluntary cleanup sites

VCP: Responsible parties have entered into an agreement with DEQ to voluntarily address contamination associated with their property.

A review of the VCP list, as provided by EDR, and dated 07/06/2015 has revealed that there are 3 VCP sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
STRANAHAN LAUNDRY (F) ECS Site ID: 5039	209 PACIFIC AVE.	ESE 1/4 - 1/2 (0.335 mi.)	I31	105
UNION OIL SERVICE ST ECS Site ID: 1916	540 MAIN AVE. N	ENE 1/4 - 1/2 (0.354 mi.)	K32	111
COAST TIRE ECS Site ID: 3784	635 MAIN AVE. N	ENE 1/4 - 1/2 (0.438 mi.)	41	149

EXECUTIVE SUMMARY

State and tribal Brownfields sites

Brownfields investigations and/or cleanups that have been conducted in Oregon.

A review of the BROWNFIELDS list, as provided by EDR, and dated 08/01/2015 has revealed that there are 5 BROWNFIELDS sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
UNPERMITTED LANDFILL Status: NO FURTHER STATE ACTION REQUIRED envid: 1360	FRONT ST & DOUGLAS S	ESE 0 - 1/8 (0.036 mi.)	3	11
MODERN DRY CLEANER (Status: NO FURTHER STATE ACTION REQUIRED envid: 5855	1908/1910 1ST ST.	ESE 1/8 - 1/4 (0.230 mi.)	E16	39
TILLAMOOK RIVERWALK Status: NO FURTHER STATE ACTION REQUIRED envid: 4334	1S/9W/S30	ESE 1/4 - 1/2 (0.301 mi.)	27	79
COAST TIRE Status: NO FURTHER STATE ACTION REQUIRED envid: 3784	635 MAIN AVE. N	ENE 1/4 - 1/2 (0.438 mi.)	41	149
PARSONS DRIVE-IN CLE Status: Site Investigation recommended (SI) envid: 5858	2309 3RD ST.	ESE 1/4 - 1/2 (0.449 mi.)	N42	157

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: The EPA's listing of Brownfields properties from the Cleanups in My Community program, which provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

A review of the US BROWNFIELDS list, as provided by EDR, and dated 06/22/2015 has revealed that there are 2 US BROWNFIELDS sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
MODERN DRY CLEANERS	1908 1ST AVENUE	ESE 1/8 - 1/4 (0.232 mi.)	E17	44
TILLAMOOK RIVERWALK	EAST SIDE OF HWY 101	ESE 1/4 - 1/2 (0.372 mi.)	35	126

Other Ascertainable Records

RCRA NonGen / NLR: 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. 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). Non-Generators do not presently generate hazardous waste.

A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 06/09/2015 has revealed that

EXECUTIVE SUMMARY

there are 2 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
ODEQ CLEAN UP TOMMIE	1111 4TH ST	SSE 1/8 - 1/4 (0.233 mi.)	F20	50
ODEQ CLEAN UP TOMMIE	1111 4TH ST	SSE 1/8 - 1/4 (0.233 mi.)	F22	63

DRYCLEANERS: A listing of registered drycleaning facilities in Oregon.

A review of the DRYCLEANERS list, as provided by EDR, and dated 08/03/2015 has revealed that there is 1 DRYCLEANERS site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
TOMMIE'S CLEANERS	1111 4TH ST.	SSE 1/8 - 1/4 (0.233 mi.)	F21	52
Current Status: DC Dry Cleaner ID: 332				

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR US Hist Auto Stat: EDR has searched selected national collections of business directories and has collected listings of potential 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 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, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR US Hist Auto Stat list, as provided by EDR, has revealed that there is 1 EDR US Hist Auto Stat site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Not reported	1305 FRONT ST	SE 0 - 1/8 (0.038 mi.)	4	19

EDR US Hist Cleaners: EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner 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 establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR US Hist Cleaners list, as provided by EDR, has revealed that there is 1 EDR US Hist Cleaners site within approximately 0.25 miles of the target property.

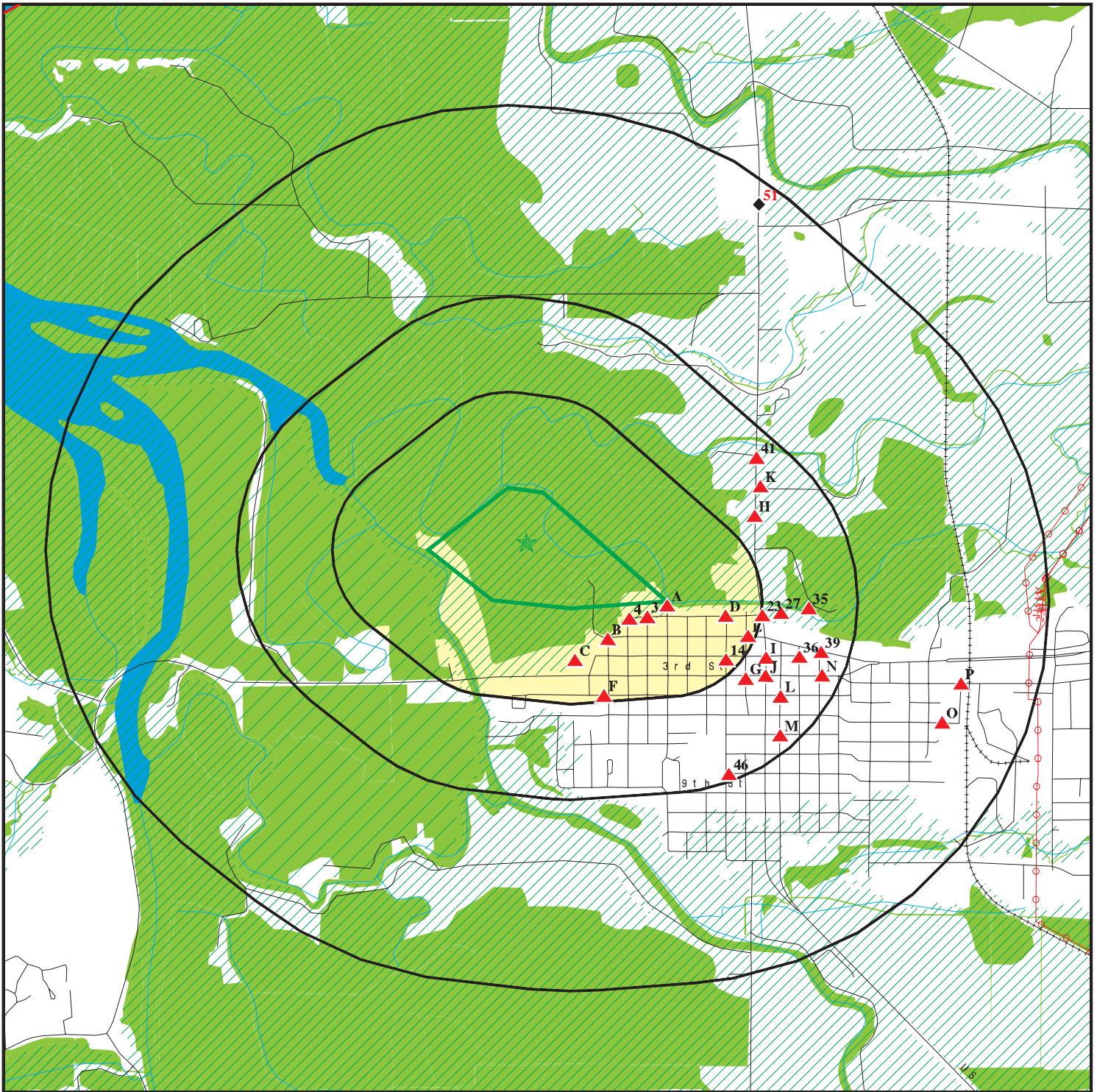
<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Not reported	1111 4TH ST	SSE 1/8 - 1/4 (0.233 mi.)	F19	50

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 4 records.

<u>Site Name</u>	<u>Database(s)</u>
HEATING OIL TANK	LUST
TILLAMOOK CREAMERY	LUST
SCHMIDT PROPERTY	US BROWNFIELDS, FINDS
SCHMIDT PROPERTY	RGA HWS

OVERVIEW MAP - 4419624.2S



Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

National Priority List Sites

Dept. Defense Sites

0 1/4 1/2 1 Miles

Indian Reservations BIA

Areas of Concern

County Boundary

Power transmission lines

100-year flood zone

500-year flood zone

National Wetland Inventory

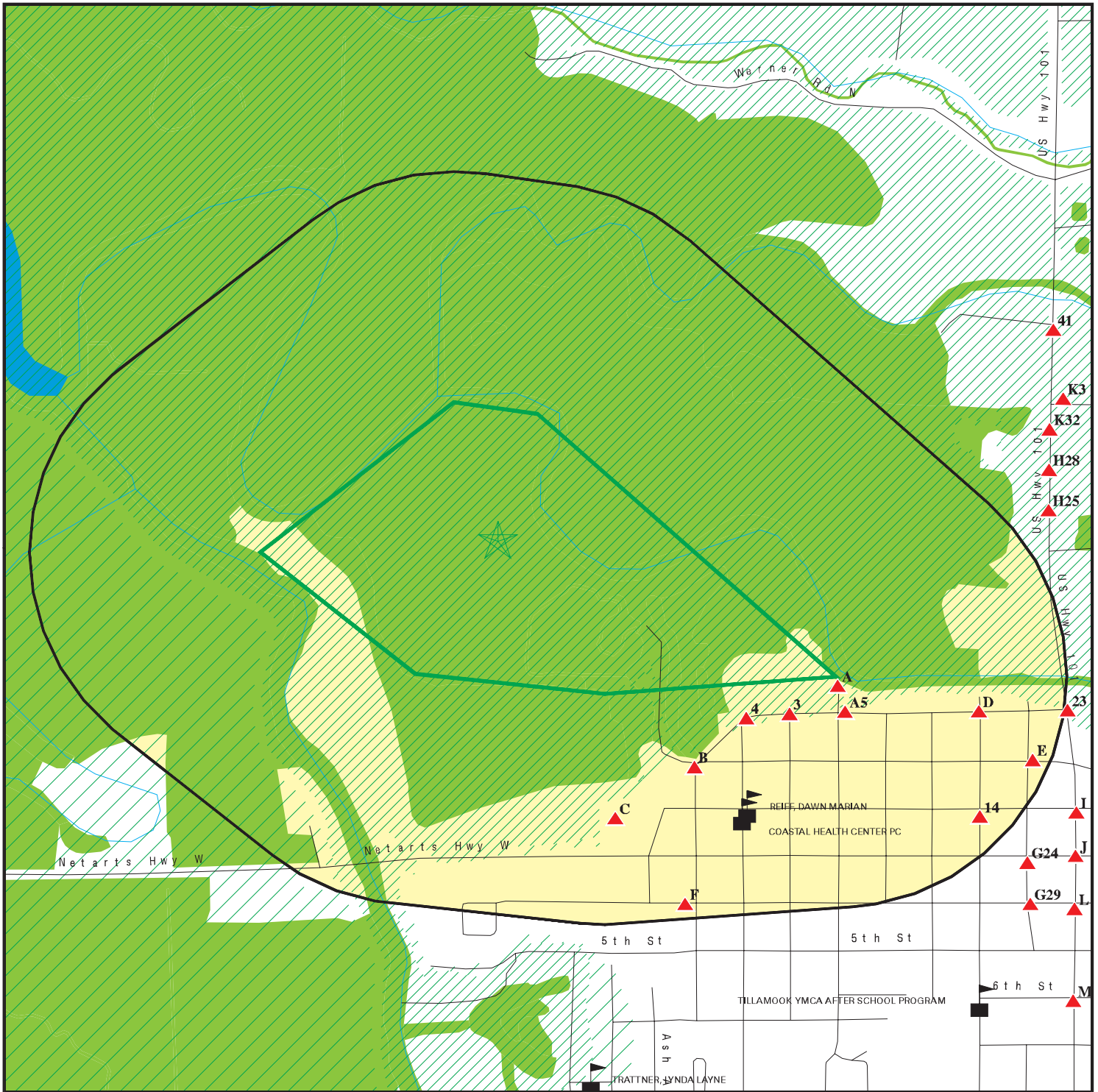
State Wetlands








This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.







SITE NAME: Sadri Property
 ADDRESS: FRONT ST NW
 Tillamook OR 97141
 LAT/LONG: 45.4613 / 123.8568

CLIENT: Anderson Geological
 CONTACT: Erik Anderson
 INQUIRY #: 4419624.2s
 DATE: September 23, 2015 4:49 pm

DETAIL MAP - 4419624.2S



-  Target Property
-  Sites at elevations higher than or equal to the target property
-  Sites at elevations lower than the target property
-  Manufactured Gas Plants
-  Sensitive Receptors
-  National Priority List Sites
-  Dept. Defense Sites

-  Indian Reservations BIA
-  100-year flood zone
-  500-year flood zone
-  National Wetland Inventory
-  State Wetlands
-  Areas of Concern

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Sadri Property
 ADDRESS: FRONT ST NW
 Tillamook OR 97141
 LAT/LONG: 45.4613 / 123.8568

CLIENT: Anderson Geological
 CONTACT: Erik Anderson
 INQUIRY #: 4419624.2s
 DATE: September 23, 2015 4:51 pm

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
<i>Federal NPL site list</i>								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	0.001		0	NR	NR	NR	NR	0
<i>Federal Delisted NPL site list</i>								
Delisted NPL	1.000		0	0	0	0	NR	0
<i>Federal CERCLIS list</i>								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
CERCLIS	0.500		0	0	0	NR	NR	0
<i>Federal CERCLIS NFRAP site List</i>								
CERC-NFRAP	0.500		0	0	0	NR	NR	0
<i>Federal RCRA CORRACTS facilities list</i>								
CORRACTS	1.000		0	0	0	0	NR	0
<i>Federal RCRA non-CORRACTS TSD facilities list</i>								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
<i>Federal RCRA generators list</i>								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-CESQG	0.250		0	0	NR	NR	NR	0
<i>Federal institutional controls / engineering controls registries</i>								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
<i>Federal ERNS list</i>								
ERNS	0.001		0	NR	NR	NR	NR	0
<i>State- and tribal - equivalent CERCLIS</i>								
CRL	1.000		0	1	1	2	NR	4
ECSI	1.000		1	2	8	5	NR	16
<i>State and tribal landfill and/or solid waste disposal site lists</i>								
SWF/LF	0.500		0	0	0	NR	NR	0
<i>State and tribal leaking storage tank lists</i>								
LUST	0.500		2	3	16	NR	NR	21
INDIAN LUST	0.500		0	0	0	NR	NR	0
<i>State and tribal registered storage tank lists</i>								
FEMA UST	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
UST	0.250		3	4	NR	NR	NR	7
AST	0.250		2	3	NR	NR	NR	5
INDIAN UST	0.250		0	0	NR	NR	NR	0
<i>State and tribal institutional control / engineering control registries</i>								
ENG CONTROLS	0.500		0	0	0	NR	NR	0
INST CONTROL	0.500		0	1	1	NR	NR	2
<i>State and tribal voluntary cleanup sites</i>								
VCP	0.500		0	0	3	NR	NR	3
INDIAN VCP	0.500		0	0	0	NR	NR	0
<i>State and tribal Brownfields sites</i>								
BROWNFIELDS	0.500		1	1	3	NR	NR	5
<u>ADDITIONAL ENVIRONMENTAL RECORDS</u>								
<i>Local Brownfield lists</i>								
US BROWNFIELDS	0.500		0	1	1	NR	NR	2
<i>Local Lists of Landfill / Solid Waste Disposal Sites</i>								
SWRCY	0.500		0	0	0	NR	NR	0
HIST LF	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
<i>Local Lists of Hazardous waste / Contaminated Sites</i>								
AOCONCERN	1.000		0	0	0	0	NR	0
US HIST CDL	0.001		0	NR	NR	NR	NR	0
CDL	0.001		0	NR	NR	NR	NR	0
US CDL	0.001		0	NR	NR	NR	NR	0
<i>Local Land Records</i>								
LIENS 2	0.001		0	NR	NR	NR	NR	0
<i>Records of Emergency Release Reports</i>								
HMIRS	0.001		0	NR	NR	NR	NR	0
SPILLS	0.001		0	NR	NR	NR	NR	0
OR HAZMAT	0.001		0	NR	NR	NR	NR	0
SPILLS 90	0.001		0	NR	NR	NR	NR	0
<i>Other Ascertainable Records</i>								
RCRA NonGen / NLR	0.250		0	2	NR	NR	NR	2
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Search Distance (Miles)</u>	<u>Target Property</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>
-----------------	--	----------------------------	-----------------	------------------	------------------	----------------	---------------	--------------------------

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

A1
ESE
< 1/8
0.010 mi.
53 ft.

ERSKINE OIL INC
4 ELM AVE
TILLAMOOK, OR 97141
Site 1 of 3 in cluster A

LUST **U001150056**
UST **N/A**

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-92-0087
Cleanup Received Date: 03/24/1992
Cleanup Start Date: 04/14/1992
Cleanup Complete Date: 05/12/2008
Decode for Region: North West Region

Actual:
23 ft.

UST:
Facility ID: 10979
Facility Telephone: (503)842-4721
Permittee Name: DELMAR ERSKINE, OWNER
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 2
Number of Tanks: 2

A2
ESE
< 1/8
0.015 mi.
79 ft.

COASTWIDE READY MIX
10 ELM
TILLAMOOK, OR 97141
Site 2 of 3 in cluster A

AST **S103416063**
HSIS **N/A**
NPDES

Relative:
Higher

AST:
Facility Id: 000991
Hazardous Substance: DIESEL
Reporting Quantities: 500-999
Quantity Units: GALLONS
Physical State: LIQUID
Storage 1: ABOVEGROUND TANK

Actual:
23 ft.

HSIS:
Facility Id: 000991
Chemical Is Extremely Hazardous Substance (EHS): No
Department Or Division Of Company: Not reported
Facility Has Written Emergency Plan: No
Contains 112R: No
NAICS Code 1: 327320
NAICS Desc 1: READY-MIX CONCRETE MFG
NAICS Code 2: 000000
NAICS Desc 2: Not reported
Manager Name: DENNIS JOHNSON
Business Phone: 5038424437
Mailing Address: PO BOX 8
Mailing City,St,Zip: TILLAMOOK, OR 97141
No. of Employees: 8
Day Phone: 5038424437
Placard: Yes
Fire Dept Code: 0376
Sprinkler System: No
Emergency Contact: DENNIS JOHNSON
Emergency Procedure: Not reported
Business Type: READY MIX

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COASTWIDE READY MIX (Continued)

S103416063

Facility:

Facility Id: 000991
Physical State Of The Substance: 2
Physical State: LIQUID
Average Amount Possessed During The Year Code: 11
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: A
Description: ABOVEGROUND TANK
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 500-999
Description Of The Avg Qty Code: 500-999
Most Hazardous Ingridient: PETROLEUM DISTILLATES
United Nations/north America 4 Digit Class Number: 1202
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Chronic Health Hazard
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: 6.4

Chemical:

United Nations/north America 4 Digit Class Number: 1202
Chemical Abstract Service Identifier Number: 68476346
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Chronic Health Hazard
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: 6.4
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: Yes

Facility Id: 000991

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COASTWIDE READY MIX (Continued)

S103416063

Physical State Of The Substance: 1
Physical State: SOLID
Average Amount Possessed During The Year Code: 40
Maximum Amount Possessed During The Year Code: 40
Applicable Unit Of Measure Code: 1
Description Of The Unit Of Measure: POUNDS
Type Code: H
Description: SILO
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 100,000-249,999
Description Of The Avg Qnty Code: 100,000-249,999
Most Hazardous Ingridient: PORTLAND CEMENT
United Nations/north America 4 Digit Class Number: 0000
Hazard Rank: 4
EHS Ingredient: Not reported
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Chronic Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 6.4
Hazard Class 3 Of The Chemical: Not reported

Chemical:
United Nations/north America 4 Digit Class Number: 0000
Chemical Abstract Service Identifier Number: 65997151
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Chronic Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 6.4
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

NPDES:

WQ File Nbr: 112876

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

COASTWIDE READY MIX (Continued)

S103416063

Legal Name: COAST WIDE READY MIX CO.
 Region: NWR
 Pri SIC: 3273
 Facility Type: READY-MIX CONCRETE
 Latitude: 45.4583
 Longitude: -123.8492
 Category: STM
 Permit Type: GEN12A
 Permit Active: True
 Is Active?: Not reported
 Permit Description: Stormwater; NPDES sand & gravel mining
 Expiration Date: 12/03/2017
 EPA Number: ORR328030
 UIC Facility: False
 Admin Agent: NW Region Office
 Last Action Date: 05/03/2013
 Permit Writer: Gill
 Compliance Inspector: Gill
 DMR Reviewer: Gill
 Application Number: 965779
 Class: MINOR
 Start Date: 04/08/2004

3
ESE
< 1/8
0.036 mi.
192 ft.

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST
FRONT ST & DOUGLAS ST
TILLAMOOK, OR 97141

ECSI 1006854563
BROWNFIELDS N/A
FINDS

Relative:
Higher

ECSI:
 State ID Number: 1360
 Brown ID: Brownfield Site - DEQ Funding Assistance
 Study Area: False
 Region ID: 2
 Legislative ID: 0
 Investigation: No Further Action
 FACA ID: 40150
 Further Action: 0
 Lat/Long (dms): 45 27 33.50 / -123 50 59.60
 County Code: 29.00
 Score Value: Not reported
 Cerclis ID: Not reported
 Township Coord.: 1.00
 Township Zone: S
 Range Coord: 10.00
 Range Zone: W
 Section Coord: 25
 Qtr Section: AC
 Tax Lots: 200 and 100
 Size: 0.68 acres
 NPL: False
 Orphan: False
 Updated By: GWISTAR
 Update Date: 01/10/2012
 Created Date: 04/13/1993
 Decode For RegionID: Northwest Region
 Decode For BrownID: Brownfield Site - DEQ Funding Assistance
 Decode For Furtheract: Not reported

Actual:
23 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Decode For Investstat: No Further Action
Decode For Legislative: Not reported
Alias Name: Unpermitted Landfill - Front St. & Douglas St.

Narrative:

NARR ID: 5732855
NARR Code: Site Contacts
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 12/22/2011

Decode for NarcdlIDSite Contacts

NARR Comments:Site owner M.L. Schmidt, M.L. Schmidt Real Estate, Inc., 709 Pacific Avenue, Tillamook, OR 97141. (503) 842-7510.James Schmidt, PO Box 545, North Plains, Oregon 97133

NARR ID: 5732856
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 12/22/2011

Decode for NarcdlIDContamination

NARR Comments:(7/25/85 CGray/NWR) A NWR inspection (in response to a citizen complaint) found that solid waste was being disposed of on-site without a DEQ permit. ***The types of solid waste that were found on this property are particularly disturbing, in that they are located next to a slough that drains to Tillamook Bay, a certified shellfish growing estuary.*** (7/11/96 SMF/SAS) Wastes disposed of on-site are thought to have included skinned animal carcasses, kitchen garbage, demolition debris, and fresh concrete batch excesses. No indication that hazardous substances have been disposed of at the site.Due to the sites history of receiving concrete fill material as well as unauthorized dumping of scrap lumber, automobile parts, scrap plastic and animal carcasses, the City of Tillamook hired Anderson Geological to perform a Phase I investigation in October, 2009. Anderson completed a limited Phase II investigation in November, 2009 collecting one groundwater sample on the northeast corner of the site that was non-detect for TPH, VOCs, and metals. Additional sampling was hampered by the presence of concrete fill over much of the property. DEQ Brownfield State Response Grant funding will be used to conduct a site investigation of the property to determine if a release of hazardous substances has occurred at the property.

NARR ID: 5732857
NARR Code: Disposals
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 12/22/2011

Decode for NarcdlIDDisposals

NARR Comments:Site disposals appear to have been limited to kitchen garbage, animal carcasses, concrete wastes, and demolition debris including concrete excess.

NARR ID: 5732858
NARR Code: Data Sources
Created By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Created Date: 12/17/2002

Updated By: RWELLS

Updated Date: 12/22/2011

Decode for NardcIDData Sources

NARR Comments:Complaint letter to DEQ 6/2/85; DEQ letter to Wayne and Thelma Ferguson (c/o M.L. Schmidt) 7/25/85; Letter to DEQ from M.L. Schmidt 7/26/85;Anderson Geological. Phase One. Environmental Site Assessment, Map 1S1025AC, Tax Lot 100, Tillamook, Oregon. October, 13, 2009.Anderson Geological. Phase Two. Environmental Site Assessment, Map 1S1025AC, Tax Lot 00100, Tillamook, Oregon. November 30, 2009.Hart Crowser. Site Investigation Report, Schmidt Property, Map 1S1025AC, Tax Lot 100, Tillamook, Oregon. June 29, 2011.

NARR ID: 5732859

NARR Code: General Site Description

Created By: Not reported

Created Date: 12/17/2002

Updated By: RWELLS

Updated Date: 12/22/2011

Decode for NardcIDGeneral Site Description

NARR Comments:The Schmidt Property site is located on the northwest side of downtown Tillamook, approximately 200 feet north of the intersection of Front Street and Douglas Street. The 0.68-acre site is located within the southwest quarter of the northeast quarter of Section 25, Township 1 South, Range 10 West (Willamette Baseline and Meridian). The site is undeveloped land partially covered with dense vegetation on the north, east, and west. The southern portion of the property contains a significant volume of broken up concrete and rough-poured concrete from batch excesses. Scrap lumber, automobile parts, and scrap plastic associated with unauthorized dumping are present on the south side of the property. An illegally constructed dwelling, comprised of a camping area, is present in a wooded area on the north side of the site. The site is situated at approximately 15 feet above mean sea level, located within the 100-year flood plain, with a gradual topographic slope to the north and east towards the Hoquarten Slough. The site is located approximately 50-100 feet from Hoquarten Slough, which borders the site to the north and east and flows west/northwest to the Tillamook River. Neighboring properties to the south include Coastwide Ready-Mix (former Erskine Oil site) and a former foundry and welding shop. Erskine Oil underwent an extensive cleanup for a leaking underground storage tank and was issued an NFA in 2008 (DEQ LUST # 29-92-0087). Coats Lumber Mill (no longer operating) is located to the west of the site. DEQ found no record of environmental investigations for either the foundry or Coats Lumber Mill properties. In 2010, the Beatrice Schmidt Trust offered the subject property for donation to the City of Tillamook. Due to the sites history of unauthorized dumping and the surrounding land use that included a foundry and mill, the City requested assistance to use funds from DEQs 128(a) EPA Brownfield Grant to conduct an expanded investigation of the property to determine if a release of hazardous substances had occurred. The City would like to redevelop the property and include it in their proposed water trail system. The redeveloped site, as planned, would include a canoe and kayak launch for recreational use of the Hoquarten Slough.

NARR ID: 5732861

NARR Code: Manner of Release

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NarcdID: Manner of Release
NARR Comments: Solid waste disposal. Time of release: prior to 7/85 (No hazardous substance release documented; smf 10/2/95)

NARR ID: 5732862
NARR Code: Site Ownership
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 12/22/2011
Decode for NarcdID: Site Ownership
NARR Comments: Site has been owned since 1973 by M.L. Schmidt (M.L. Schmidt Real Estate, Inc.). Currently rented to Coastwide Ready Mix Company. The city of Tillamook will be accepting the property as donation for future development of a public park that will include a launch area for canoes and kayaks on the Hoquarten Slough.

NARR ID: 5732863
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NarcdID: Pathways & Other Hazards
NARR Comments: The site lies within the 100 year flood zone, and along wetlands associated with Hoquarten Slough. Groundwater level is about 4 to 6 feet bgs. The sloughs in this area are important spawning areas for anadromous fish, including Coho salmon (a threatened species in this area). The area is also important waterfowl habitat. The site lies 2.1 miles upstream from Tillamook Bay, an important commercial shellfish growing/harvesting area. Local rainfall is quite high: 101.5 inches total precipitation; 68.5 inches net annual precipitation.

NARR ID: 5732864
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 12/22/2011
Decode for NarcdID: Remedial Action
NARR Comments: (7/25/85 CGray/NWR) ***We request that you immediately cease further disposal of solid waste on this property...(and) to close the disposal site by submitting a closure plan...prior to 8/5/85. Final closure is to be completed prior to 9/30/85. Closure of this type of landfill normally requires proper grading of the site to promote rapid drainage of surface water and the application of at least 2 feet of approvable soil cover.*** (7/11/96 SMF/SAS) A DEQ site visit on 10/25/95 indicated no obvious wastes at the site, with the exception of concrete batch excesses. No remediation required. (12/6/10 RWA/SAS) Based on the lack of evidence that hazardous substances were disposed of on site, the non-hazardous nature of chemicals commonly used in the concrete batching industry,

MAP FINDINGS

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

and the lack of contaminants detected in the monitoring well on the Erskine Oil site, DEQ concluded that no further action was required under the state Superfund Program. (12/22/2011 RWA/VCP) Due to the sites history of receiving concrete fill material as well as unauthorized dumping of scrap lumber, automobile parts, scrap plastic and animal carcasses, the City of Tillamook hired a consultant to perform an investigation in October 2009, which was completed the following month. One groundwater sample was collected from the NE corner of the site, and it had no detectable TPH, VOCs, or metals. Additional sampling was hampered by the presence of concrete fill over much of the property. As a result, DEQ assisted the city with additional site sampling. An investigation and sampling event was conducted in May, 2011. No remedial actions are required for the site. The following conclusions were made regarding the human health and ecological risk assessment for the site: Human Health Risk Soil concentrations of TPH, PAHs, VOCs, PCBs, and all metals except arsenic do not result in direct contact risks for future recreational users, future occupational workers, future construction workers, or future excavation workers. TPH, VOCs, and PAHs with the exception of benzo(a)pyrene, were below all applicable RBCs and JSCS SLVs. Levels of arsenic at some sampling locations exceed RBCs for future recreational, occupational, and current trespasser receptors. However, the mean estimate of 7.5 mg/kg for arsenic, as calculated from site-wide data, is only slightly above the naturally-occurring background level of 7 mg/kg. The site-related risk from arsenic is therefore not considered to be significant. Terrestrial Ecological Risk Soil concentrations of TPH, PAHs, VOCs, and PCBs do not result in unacceptable risk to terrestrial ecological receptors. Metals concentrations were all below EPA EcoSSLs, with the exception of zinc, which was found in samples HC-3 and HC-4 at 250 mg/kg and 410 mg/kg, respectively. The zinc EPC of 256 mg/kg exceeds the zinc EcoSSL screening value of 230 mg/kg. However, the zinc EcoSSL is based on a highly variable data set for no observed adverse effect levels (NOAELs). The range of literature values reported by EPA and used in the development of the zinc EcoSSL, as well as the essential nutrient status of zinc make the population-level effects to terrestrial ecological receptors unlikely at the Schmidt site. Aquatic Ecological Risk Soil concentrations of TPH, PAHs, VOCs, and PCBs do not result in unacceptable risk to aquatic ecological receptors. Concentrations of arsenic, lead and mercury in upland soils exceeded JSCS SLVs for bioaccumulation. However, due to the relatively flat site topography and the presence of dense vegetation and concrete armoring, the potential for soil at the site to erode into nearby Hoquarten Slough is considered minimal. In addition, detected site contaminants tend to sorb to soil and are considered relatively immobile. Future development of the site will include the establishment of vegetation over existing soil, as well as hardscape (i.e., paved surfaces) for a parking lot. These redevelopment elements will mitigate potential soil contaminant migration from the site to the slough. Groundwater Human Health Risk Concentrations of TPH, PAHs, VOCs, and metals were below direct contact RBCs and do not result in unacceptable risk to future construction or excavation workers. Use of groundwater for drinking or other higher-risk uses is not expected. Aquatic Ecological Risk Concentrations of TPH, PAHs, and VOCs are below JSCS SLVs and do not present an unacceptable risk to aquatic ecological receptors. Total metal concentrations of arsenic, chromium, copper, lead, mercury and zinc exceed SLVs at numerous

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

sampling locations. Although concentrations of total metals exceed JSCS SLVs, DEQ has concluded that the potential for contaminants to migrate to the Hoquarten Slough and pose a risk to ecological receptors is unlikely. Dissolved metals analysis, which provides a more accurate representation of water quality, was not performed on any of the groundwater samples. The groundwater analysis for total metals is based on unfiltered samples, where turbidity may impact sampling results. Most importantly, metals concentrations in soil samples are only modestly elevated, making groundwater impacts to nearby surface water unlikely. DEQ has concluded that the risk posed to groundwater from metals in this area is not significant. CONCLUSION DEQ concludes that current environmental conditions at the Schmidt Property site do not pose an unacceptable risk to human health and the environment, and therefore, the property meets the requirements of the Oregon Environmental Cleanup Laws. A health and safety plan should be developed prior to site redevelopment activities as per OSHA 1910.120. Solid waste remaining on the property should be recycled or disposed of in accordance with local and state regulations and guidance. If contaminated media are encountered during site redevelopment, the materials should be handled in accordance with all applicable regulations. In addition, appropriate sediment control measures must be implemented during site redevelopment to protect Hoquarten Slough from sediment runoff. Furthermore, if concrete waste is to be transported offsite for use as fill, soil should be removed from the concrete to the maximum extent possible prior to removal from the site.

NARR ID: 5732865
NARR Code: Substances of Concern
Created By: Not reported
Created Date: 12/17/2002
Updated By: RWELLS
Updated Date: 03/10/2011
Decode for NARR Code: Substances of Concern
NARR Comments: No known disposal of hazardous substances at the site.

NARR ID: 5753759
NARR Code: Water Use (Current/Reasonably Likely)
Created By: RWELLS
Created Date: 12/22/2011
Updated By: RWELLS
Updated Date: 12/22/2011
Decode for NARR Code: Water Use (Current/Reasonably Likely)
NARR Comments: It is unlikely that shallow groundwater at the site would be used for drinking water purposes in the future due to the availability of the City of Tillamook's public water system and the inadequate yield of shallow groundwater at the site. A query of the OWRDs well log database indicates that the closest drinking water well to the Schmidt property is approximately one mile west of the site across the Trask River. Therefore, consumptive use of groundwater is not considered a complete exposure pathway.

NARR ID: 5752932
NARR Code: Institutional Control
Created By: GWISTAR
Created Date: 02/28/2011
Updated By: GWISTAR

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Updated Date: 02/28/2011
Decode for NARR Comments: Institutional Control
In 1985, DEQ responded to a solid waste complaint regarding illegal disposal of materials. A site inspection noted household waste, demolition debris, and concrete batch excesses with no indication of hazardous substance disposal. DEQ listed the site on the state-CERCLIS list and considered it to be an unpermitted landfill. DEQ then requested the property owner cease further disposal of solid waste and submit a closure plan. DEQ conducted a site visit in 1995 and did not observe obvious wastes at the site (with the exception of the concrete excesses). The site was also secured by an iron gate and a No Trespassing sign.

Administrative Action:

Action ID: 9518
Region: Northwestern Region
Complete Date: 12/22/2011
Rank Value: Not reported
Cleanup Flag: True
Created Date: 02/28/2011
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: TARGETED BROWNFIELD ASSESSMENT
Further Action: Low
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: 12/22/2011
Rank Value: Not reported
Cleanup Flag: False
Created Date: 12/22/2011
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9424
Region: Headquarters
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9443
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Complete Date: 07/11/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9508
Region: Headquarters
Complete Date: 02/12/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: Site Screening recommended (EV)
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 10/25/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Federal Screening

Operations:

Operation Id: 132676
Operation Status: Unknown
Common Name: Unpermitted Landfill - Front & Douglas s
Yrs of Operation: Not reported
Comments: Not reported
Updated Date: 04/26/1996
Updated By: sxf
Decode for OpstatID: Unknown

Operation Id: 132677
Operation Status: Unknown
Common Name: Unpermitted Landfill - Front & Douglas s
Yrs of Operation: Not reported
Comments: Not reported
Updated Date: 04/26/1996
Updated By: sxf
Decode for OpstatID: Unknown

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNPERMITTED LANDFILL - FRONT ST & DOUGLAS ST (Continued)

1006854563

Operations SIC Id: 196293
SIC Code: 4953
Created By: Not reported
Created Date: 12/17/2002

OR BROWNFIELDS:

Geolocation Id: 40150
Status: NO FURTHER STATE ACTION REQUIRED
Lat/Long: 45.4593 / -123.849

FINDS:

Registry ID: 110014168060

Environmental Interest/Information System

OR-DEQ (Oregon - Department Of Environmental Quality) is a regulatory agency whose job is to protect the quality of Oregon's Environment. DEQ uses a combination of technical assistance, inspections and permitting to help public and private facilities and citizens understand and comply with state and federal environmental regulations.

4
SE
< 1/8
0.038 mi.
198 ft.

1305 FRONT ST
TILLAMOOK, OR 97141

EDR US Hist Auto Stat 1015203122
N/A

Relative:
Higher

EDR Historical Auto Stations:

Name: ARTHURS AUTO REPAIR
Year: 2001
Address: 1305 FRONT ST

Name: ARTHURS AUTO REPAIR
Year: 2002
Address: 1305 FRONT ST

Name: ARTHURS AUTO REPAIR
Year: 2003
Address: 1305 FRONT ST

Name: ARTHURS AUTO REPAIR
Year: 2004
Address: 1305 FRONT ST

Name: S R REPAIR
Year: 2009
Address: 1305 FRONT ST

Name: SR REPAIR
Year: 2010
Address: 1305 FRONT ST

Name: SR REPAIR
Year: 2011
Address: 1305 FRONT ST

Actual:
23 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

(Continued)

1015203122

Name: SR REPAIR
Year: 2012
Address: 1305 FRONT ST

A5
ESE
< 1/8
0.039 mi.
208 ft.

BARCLAY HEATING & SHEET METAL
1512 FRONT ST
TILLAMOOK, OR 97141
Site 3 of 3 in cluster A

AST S110282095
HSIS N/A

Relative:
Higher

AST:
Facility Id: 003042
Hazardous Substance: HEATING OIL
Reporting Quantities: 500-999
Quantity Units: GALLONS
Physical State: LIQUID
Storage 1: ABOVEGROUND TANK

Actual:
23 ft.

HSIS:
Facility Id: 003042
Chemical Is Extremely Hazardous Substance (EHS): No
Department Or Division Of Company: Not reported
Facility Has Written Emergency Plan: No
Contains 112R: No
NAICS Code 1: 811412
NAICS Desc 1: APPLIANCE REPAIR & MAINT
NAICS Code 2: 000000
NAICS Desc 2: Not reported
Manager Name: WALLACE DEAN ALEXANDER
Business Phone: 5038426292
Mailing Address: PO BOX 217
Mailing City,St,Zip: TILLAMOOK, OR 97141
No. of Employees: 4
Day Phone: 5038426292
Placard: No
Fire Dept Code: 0376
Sprinkler System: No
Emergency Contact: WALLACE DEAN ALEXANDER
Emergency Procedure: Not reported
Business Type: HEATING AIR CONDITIONING SHEET METAL

Facility:
Facility Id: 003042
Physical State Of The Substance: 2
Physical State: LIQUID
Average Amount Possessed During The Year Code: 11
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: A
Description: ABOVEGROUND TANK
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARCLAY HEATING & SHEET METAL (Continued)

S110282095

Temperature of The Hazardous Substance Code:	4
Temperature Description:	Not reported
Temperature of The Hazardous Substance Code:	Not reported
Days Hazardous Substance On Site During Year:	365
Is The Substance Protected A Trade Secret:	False
Description Of The Max Qnty Code:	500-999
Description Of The Avg Qnty Code:	500-999
Most Hazardous Ingridient:	PETROLEUM DISTILLATES
United Nations/north America 4 Digit Class Number:	1993
Hazard Rank:	2
EHS Ingredient:	Not reported
Substance Pure:	False
Substance Mix:	True
First Hazardous Class Code For Chemical:	Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical:	Not reported
Third Hazardous Class Code For Chemical:	Not reported
Hazard Class 1 Of The Chemical:	3.0
Hazard Class 2 Of The Chemical:	Not reported
Hazard Class 3 Of The Chemical:	Not reported
Chemical:	
United Nations/north America 4 Digit Class Number:	1993
Chemical Abstract Service Identifier Number:	68334305
Chemical Is Extremely Hazardous Substance (EHS):	Not reported
First Hazardous Class Code For Chemical:	Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical:	Not reported
Third Hazardous Class Code For Chemical:	Not reported
Hazard Class 1 Of The Chemical:	3.0
Hazard Class 2 Of The Chemical:	Not reported
Hazard Class 3 Of The Chemical:	Not reported
Chemical Is A Toxic 313 Chemical:	Not reported
EPA Pesticide Registration Number:	Not reported
Contains 112R:	Not reported
Contains EHS:	Not reported
Fertilizer:	Not reported
Pesticide:	Not reported
Contains 313:	Not reported
Facility Id:	003042
Physical State Of The Substance:	3
Physical State:	GAS
Average Amount Possessed During The Year Code:	11
Maximum Amount Possessed During The Year Code:	20
Applicable Unit Of Measure Code:	3
Description Of The Unit Of Measure:	CUBIC FEET
Type Code:	L
Description:	CYLINDER
Type Code:	Not reported
Temperature Description:	Not reported
Pressure of Code:	2
Pressure Description:	GREATER THAN NORMAL PRESSURE
Pressure of Code:	Not reported
Pressure Description:	Not reported
Temperature Description:	NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code:	4
Temperature Description:	Not reported
Temperature of The Hazardous Substance Code:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARCLAY HEATING & SHEET METAL (Continued)

S110282095

Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 1,000-4,999
Description Of The Avg Qty Code: 500-999
Most Hazardous Ingridient: ARGON
United Nations/north America 4 Digit Class Number: 1006
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1006
Chemical Abstract Service Identifier Number: 7440371
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 003042
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 10
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 500-999

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARCLAY HEATING & SHEET METAL (Continued)

S110282095

Description Of The Avg Qty Code: 200-499
Most Hazardous Ingridient: HELIUM
United Nations/north America 4 Digit Class Number: 1956
Hazard Rank: 2
EHS Ingredient: Not reported
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1956
Chemical Abstract Service Identifier Number: 7440597
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 003042
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 10
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 500-999
Description Of The Avg Qty Code: 200-499
Most Hazardous Ingridient: ARGON
United Nations/north America 4 Digit Class Number: 1006

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARCLAY HEATING & SHEET METAL (Continued)

S110282095

Hazard Rank: 2
EHS Ingredient: Not reported
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Chronic Health Hazard
Third Hazardous Class Code For Chemical: Non-flammable Gas
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 6.4
Hazard Class 3 Of The Chemical: 2.2

Chemical:
United Nations/north America 4 Digit Class Number: 1006
Chemical Abstract Service Identifier Number: 7440371
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Chronic Health Hazard
Third Hazardous Class Code For Chemical: Non-flammable Gas
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 6.4
Hazard Class 3 Of The Chemical: 2.2
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

B6
SE
< 1/8
0.086 mi.
456 ft.

TILLAMOOK, CITY OF (CITY SHOPS)
108 BIRCH AVE
TILLAMOOK, OR 97141
Site 1 of 3 in cluster B

UST U004194192
N/A

Relative:
Higher

UST:
Facility ID: 7916
Facility Telephone: (503) 842-2472
Permittee Name: MICHAEL MAHONEY, CITY MANAGER/PWD
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 4
Number of Tanks: 4

Actual:
24 ft.

B7
SE
< 1/8
0.086 mi.
456 ft.

TILLAMOOK, CITY OF - STREET DEPT.
108 BIRCH AVE
TILLAMOOK, OR 97141
Site 2 of 3 in cluster B

UST U000432009
N/A

Relative:
Higher

UST:
Facility ID: 8456
Facility Telephone: (503)842-6152
Permittee Name: PAUL DICKENSON, MECHANIC
Number of Permitted Tanks: Not reported

Actual:
24 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK, CITY OF - STREET DEPT. (Continued)

U000432009

Active Tanks: Not reported
Decommissioned Tanks: 3
Number of Tanks: 3

B8
SE
< 1/8
0.086 mi.
456 ft.

CITY OF TILLAMOOK (CITY SHOPS)
108-116 BIRCH AVE
TILLAMOOK, OR 97141

LUST **S111834836**
N/A

Site 3 of 3 in cluster B

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-11-0868
Cleanup Received Date: 08/23/2011
Cleanup Start Date: 08/23/2011
Cleanup Complete Date: 03/30/2012
Decode for Region: **North West Region**

Actual:
24 ft.

C9
SSE
1/8-1/4
0.135 mi.
713 ft.

TILLAMOOK COUNTY GENERAL HOSPITAL
1000 3RD ST
TILLAMOOK, OR 97141

LUST **U000431998**
UST **N/A**
AST
HSIS

Site 1 of 2 in cluster C

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-98-0246
Cleanup Received Date: 04/08/1998
Cleanup Start Date: 04/06/1998
Cleanup Complete Date: Not reported
Decode for Region: **North West Region**

Actual:
24 ft.

UST:

Facility ID: 7915
Facility Telephone: (503) 842-4444 X253
Permittee Name: ELMER ARMSTRONG, DIRECTOR SUPPORT SVCS
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 3
Number of Tanks: 3

AST:

Facility Id: 059265
Hazardous Substance: OXYGEN LIQUID
Reporting Quantities: 1,000-4,999
Quantity Units: GALLONS
Physical State: LIQUID
Storage 1: ABOVEGROUND TANK

Facility Id: 059265
Hazardous Substance: DIESEL FUEL 2
Reporting Quantities: 5,000-9,999
Quantity Units: GALLONS
Physical State: LIQUID
Storage 1: ABOVEGROUND TANK

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

HSIS:

Facility Id: 059265
Chemical Is Extremely Hazardous Substance (EHS): No
Department Or Division Of Company: Not reported
Facility Has Written Emergency Plan: Yes
Contains 112R: No
NAICS Code 1: 622110
NAICS Desc 1: GENERAL MEDICAL & SURGICAL HOSPITALS
NAICS Code 2: 000000
NAICS Desc 2: Not reported
Manager Name: DAVID BUTLER PRES CEO
Business Phone: 5038424444
Mailing Address: 1000 3RD ST
Mailing City,St,Zip: TILLAMOOK, OR 97141
No. of Employees: 310
Day Phone: 5034599109
Placard: Yes
Fire Dept Code: 0376
Sprinkler System: Yes
Emergency Contact: BOB MORAN
Emergency Procedure: INTRANET & QR & ED OFFICES
Business Type: GENERAL MEDICAL & SURGICAL PATIENT CARE

Facility:

Facility Id: 059265
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 20
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 1,000-4,999
Description Of The Avg Qnty Code: 1,000-4,999
Most Hazardous Ingridient: HELIUM
United Nations/north America 4 Digit Class Number: 1046
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1046
Chemical Abstract Service Identifier Number: 7440597
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 059265
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 03
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 1,000-4,999
Description Of The Avg Qnty Code: 20-49
Most Hazardous Ingridient: NITROUS OXIDE
United Nations/north America 4 Digit Class Number: 1070
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Oxidizers
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: 5.1
Hazard Class 3 Of The Chemical: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

Chemical:

United Nations/north America 4 Digit Class Number: 1070
Chemical Abstract Service Identifier Number: 10024972
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Oxidizers
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: 5.1
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 059265
Physical State Of The Substance: 2
Physical State: LIQUID
Average Amount Possessed During The Year Code: 11
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 500-999
Description Of The Avg Qnty Code: 500-999
Most Hazardous Ingridient: CHLORODIFLUOROMETHANE
United Nations/north America 4 Digit Class Number: 1018
Hazard Rank: 2
EHS Ingredient: Not reported
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1018

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

Chemical Abstract Service Identifier Number: 75456
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: Yes
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 059265
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 20
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 1,000-4,999
Description Of The Avg Qty Code: 1,000-4,999
Most Hazardous Ingridient: CARBON DIOXIDE
United Nations/north America 4 Digit Class Number: 1013
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Non-flammable Gas
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 2.2
Hazard Class 3 Of The Chemical: Not reported

Chemical:
United Nations/north America 4 Digit Class Number: 1013
Chemical Abstract Service Identifier Number: 124389
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

Second Hazardous Class Code For Chemical: Non-flammable Gas
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 2.2
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 059265
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 11
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: C
Description: TANK INSIDE BUILDING
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: CRYOGENIC CONDITIONS
Temperature of The Hazardous Substance Code: 7
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 500-999
Description Of The Avg Qty Code: 500-999
Most Hazardous Ingridient: HELIUM
United Nations/north America 4 Digit Class Number: 1963
Hazard Rank: 2
EHS Ingredient: Not reported
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported

Chemical:
United Nations/north America 4 Digit Class Number: 1963
Chemical Abstract Service Identifier Number: 7440597
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY GENERAL HOSPITAL (Continued)

U000431998

Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

**C10
SSE
1/8-1/4
0.135 mi.
713 ft.**

**HEATING OIL TANK
1000 THIRD STREET
TILLAMOOK, OR 97141**

**LUST S102778261
N/A**

Site 2 of 2 in cluster C

**Relative:
Higher**

LUST:
Region: North Western Region
Facility ID: 29-90-0032
Cleanup Received Date: 01/22/1990
Cleanup Start Date: 03/09/1990
Cleanup Complete Date: 10/08/1993
Decode for Region: North West Region

**Actual:
24 ft.**

**D11
ESE
1/8-1/4
0.159 mi.
840 ft.**

**TILLAMOOK CITY OF
1798 FRONT ST
TILLAMOOK, OR 97141**

**AST S117278771
HSIS N/A**

Site 1 of 3 in cluster D

**Relative:
Higher**

AST:
Facility Id: 120901
Hazardous Substance: SODIUM HYPOCHLORITE
Reporting Quantities: 1,000-4,999
Quantity Units: GALLONS
Physical State: LIQUID
Storage 1: ABOVEGROUND TANK

**Actual:
23 ft.**

HSIS:

Facility Id: 120901
Chemical Is Extremely Hazardous Substance (EHS): No
Department Or Division Of Company: PUBLIC WORKS
Facility Has Written Emergency Plan: Yes
Contains 112R: No
NAICS Code 1: 921190
NAICS Desc 1: OTHER GENERAL GOV SUPPORT
NAICS Code 2: 000000
NAICS Desc 2: Not reported
Manager Name: TIME LYDA
Business Phone: 5038422343
Mailing Address: 210 LAUREL AVE, STE A
Mailing City,St,Zip: TILLAMOOK, OR 97141
No. of Employees: 0
Day Phone: 5038128803

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK CITY OF (Continued)

S117278771

Placard: No
Fire Dept Code: 0376
Sprinkler System: No
Emergency Contact: SHAWN BURGE
Emergency Procedure: INSIDE PUMP HOUSE
Business Type: SEWER LIFT STATION

Facility:
Facility Id: 120901
Physical State Of The Substance: 2
Physical State: LIQUID
Average Amount Possessed During The Year Code: 20
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: A
Description: ABOVEGROUND TANK
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 1,000-4,999
Description Of The Avg Qnty Code: 1,000-4,999
Most Hazardous Ingridient: SODIUM HYPOCHLORITE
United Nations/north America 4 Digit Class Number: 1791
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Oxidizers
Third Hazardous Class Code For Chemical: Corrosive Material
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 5.1
Hazard Class 3 Of The Chemical: 8.0

Chemical:
United Nations/north America 4 Digit Class Number: 1791
Chemical Abstract Service Identifier Number: 7681529
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Oxidizers
Third Hazardous Class Code For Chemical: Corrosive Material
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 5.1
Hazard Class 3 Of The Chemical: 8.0
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK CITY OF (Continued)

S117278771

Fertilizer: No
Pesticide: Yes
Contains 313: No

**D12
ESE
1/8-1/4
0.160 mi.
847 ft.**

**TILLAMOOK WHOLESALE, INC.
2 STILLWELL AVE
TILLAMOOK, OR 97141**

**UST U000432006
N/A**

Site 2 of 3 in cluster D

**Relative:
Higher**

UST:

Facility ID: 7612
Facility Telephone: (503) 842-6284
Permittee Name: ROBERT J. DENTEL, RETIRED
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 1
Number of Tanks: 1

**Actual:
23 ft.**

**D13
ESE
1/8-1/4
0.161 mi.
848 ft.**

**STAR DISTRIBUTORS, INC.
4 STILLWELL AVE
TILLAMOOK, OR 97141**

**UST U000431991
N/A**

Site 3 of 3 in cluster D

**Relative:
Higher**

UST:

Facility ID: 9248
Facility Telephone: (503) 842-4461
Permittee Name: DON KERR, GEN. MGR.
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 1
Number of Tanks: 1

**Actual:
23 ft.**

**14
ESE
1/8-1/4
0.217 mi.
1148 ft.**

**HEATING OIL TANK
216 STILLWELL AVE
TILLAMOOK, OR 97141**

**LUST S104304253
N/A**

**Relative:
Higher**

LUST:

Region: North Western Region
Facility ID: 29-99-1334
Cleanup Received Date: 12/03/1999
Cleanup Start Date: 12/01/1999
Cleanup Complete Date: 05/18/2000
Decode for Region: North West Region

**Actual:
24 ft.**

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DAVISON AUTO PARTS (Continued)

S111252466

Description Of The Max Qty Code: 500-999
Description Of The Avg Qty Code: 200-499
Most Hazardous Ingridient: PETROLEUM MID-DISTILLATES
United Nations/north America 4 Digit Class Number: 1993
Hazard Rank: 2
EHS Ingridient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1993
Chemical Abstract Service Identifier Number: 68476346
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 016135
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 20
Maximum Amount Possessed During The Year Code: 21
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 5,000-9,999
Description Of The Avg Qty Code: 1,000-4,999
Most Hazardous Ingridient: ACETYLENE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DAVISON AUTO PARTS (Continued)

S111252466

United Nations/north America 4 Digit Class Number: 1001
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Reactive Material
Hazard Class 1 Of The Chemical: 2.1
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: 4.4

Chemical:

United Nations/north America 4 Digit Class Number: 1001
Chemical Abstract Service Identifier Number: 74862
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Flammable Gas
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Reactive Material
Hazard Class 1 Of The Chemical: 2.1
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: 4.4
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 016135
Physical State Of The Substance: 2
Physical State: LIQUID
Average Amount Possessed During The Year Code: 10
Maximum Amount Possessed During The Year Code: 11
Applicable Unit Of Measure Code: 2
Description Of The Unit Of Measure: GALLONS
Type Code: F
Description: CAN
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 500-999
Description Of The Avg Qnty Code: 200-499
Most Hazardous Ingridient: PETROLEUM DISTILLATES
United Nations/north America 4 Digit Class Number: 1263
Hazard Rank: 2
EHS Ingredient: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DAVISON AUTO PARTS (Continued)

S111252466

Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1263
Chemical Abstract Service Identifier Number: 64742478
Chemical Is Extremely Hazardous Substance (EHS): Not reported
First Hazardous Class Code For Chemical: Flammable and Combustible Liquid
Second Hazardous Class Code For Chemical: Acute Health Hazard
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 3.0
Hazard Class 2 Of The Chemical: 6.3
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: Not reported
EPA Pesticide Registration Number: Not reported
Contains 112R: Not reported
Contains EHS: Not reported
Fertilizer: Not reported
Pesticide: Not reported
Contains 313: Not reported

Facility Id: 016135
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 11
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qty Code: 1,000-4,999
Description Of The Avg Qty Code: 500-999
Most Hazardous Ingridient: ARGON
United Nations/north America 4 Digit Class Number: 1956
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DAVISON AUTO PARTS (Continued)

S111252466

Second Hazardous Class Code For Chemical: Non-flammable Gas
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 2.2
Hazard Class 3 Of The Chemical: Not reported

Chemical:

United Nations/north America 4 Digit Class Number: 1956
Chemical Abstract Service Identifier Number: 7440371
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Non-flammable Gas
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 2.2
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

Facility Id: 016135
Physical State Of The Substance: 3
Physical State: GAS
Average Amount Possessed During The Year Code: 20
Maximum Amount Possessed During The Year Code: 20
Applicable Unit Of Measure Code: 3
Description Of The Unit Of Measure: CUBIC FEET
Type Code: L
Description: CYLINDER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 2
Pressure Description: GREATER THAN NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False
Description Of The Max Qnty Code: 1,000-4,999
Description Of The Avg Qnty Code: 1,000-4,999
Most Hazardous Ingredient: NITROGEN
United Nations/north America 4 Digit Class Number: 1066
Hazard Rank: 2
EHS Ingredient: NONE LISTED ON MSDS
Substance Pure: True
Substance Mix: False
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DAVISON AUTO PARTS (Continued)

S111252466

Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported
Chemical:
United Nations/north America 4 Digit Class Number: 1066
Chemical Abstract Service Identifier Number: 7727379
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Non-flammable Gas
Second Hazardous Class Code For Chemical: Not reported
Third Hazardous Class Code For Chemical: Not reported
Hazard Class 1 Of The Chemical: 2.2
Hazard Class 2 Of The Chemical: Not reported
Hazard Class 3 Of The Chemical: Not reported
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: No
Fertilizer: No
Pesticide: No
Contains 313: No

E16 MODERN DRY CLEANER (FORMER)
ESE 1908/1910 1ST ST.
1/8-1/4 TILLAMOOK, OR 97141
0.230 mi.
1212 ft. Site 2 of 3 in cluster E

ECSI S115330265
BROWNFIELDS N/A

**Relative:
Higher**

ECSI:
State ID Number: 5855
Brown ID: Brownfield Site - DEQ Tech Assistance
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: No Further Action
FACA ID: 129294
Further Action: 0
Lat/Long (dms): 45 27 28.40 / -123 50 39.80
County Code: 29.00
Score Value: Not reported
Cercdis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 10.00
Range Zone: W
Section Coord: 25
Qtr Section: Not reported
Tax Lots: 3500
Size: Not reported
NPL: False
Orphan: False
Updated By: RWELLS
Update Date: 06/30/2015
Created Date: 11/13/2013
Decode For RegionID: Northwest Region
Decode For BrownID: Brownfield Site - DEQ Technical Assistance
Decode For Furtheract: Not reported

**Actual:
24 ft.**

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANER (FORMER) (Continued)

S115330265

Decode For Investstat: No Further Action
Decode For Legislative: Not reported
Alias Name: Model Dry Cleaners

Narrative:

NARR ID: 5754906
NARR Code: Site Contacts
Created By: SMILLER
Created Date: 11/13/2013
Updated By: SMILLER
Updated Date: 11/13/2013

Decode for NarcdlIDSite Contacts

NARR Comments: Todd A. Bouchard CEO Kingslin Capital Ph: 503.750.0112 Fax: 503.905.5454 todd@kingslincapital.com www.kingslincapital.com

NARR ID: 5754903
NARR Code: Data Sources
Created By: SMILLER
Created Date: 11/13/2013
Updated By: RWELLS
Updated Date: 06/30/2015

Decode for NarcdlIDData Sources

NARR Comments: 1943 Sanborn Maps; Tillamook Phone books 1948; 1954; 1956; 1960 Geosyntec Consultants Inc. (Geosyntec), 2014a. Phase I Environmental Site Assessment - Former Modern Dry Cleaners, February 27, 2014. Geosyntec, 2014b. Former Modern Dry Cleaners Site Investigation Work Plan, March 12, 2014. Geosyntec, 2014c. Former Modern Dry Cleaners Site Investigation Report, June 25, 2014. Geosyntec, 2014d. Former Modern Dry Cleaners Supplemental Site Investigation Work Plan, September 10, 2014. Oregon Department of Transportation (ODOT), 2014. US101/OR6 Traffic Improvement Project homepage. <http://oregonjta.org/region2/?p=tillamook-home> Accessed November 7, 2014. Geosyntec, 2014. Supplemental Site Investigation Report, November 26, 2014.

NARR ID: 5755712
NARR Code: General Site Description
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015

Decode for NarcdlIDGeneral Site Description

NARR Comments: The Site consists of two buildings and a parking lot, located at 1908 and 1910 First Street in Tillamook, Oregon. For approximately twenty years beginning in 1939, a dry cleaning business called Modern Dry Cleaners operated at the Site. The Site buildings are currently under renovation. Previous site occupants included commercial and retail businesses, and the future use of the Site is expected to be the same. Not reported

NARR ID: 5754904
NARR Code: Hazardous Substance/Waste Types
Created By: SMILLER
Created Date: 11/13/2013
Updated By: RWELLS
Updated Date: 06/30/2015

Decode for NarcdlIDHazardous Substance/Waste Types

NARR Comments: CMR (6/2/2014): Gasoline range and residual range organics in soil

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANER (FORMER) (Continued)

S115330265

and groundwater.

NARR ID: 5755713
NARR Code: Land Use (Current/Reasonably Likely)
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARR Code: Land Use (Current/Reasonably Likely)
NARR Comments: Current zoning allows for commercial and urban residential use.
Planned future use will be commercial/retail.

NARR ID: 5755714
NARR Code: Site Location
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARR Code: Site Location
NARR Comments: The site is located west of Highway 101 and south of the Hoquarten Slough. 1908 and 1910 1st Street.

NARR ID: 5755715
NARR Code: Manner of Release
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARR Code: Manner of Release
NARR Comments: A release is suspected from dry cleaning operations (which occurred between 1939 and the 1960s. Stoddard solvent is suspected to have been used during dry cleaning operations.

NARR ID: 5755716
NARR Code: Media Contamination
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARR Code: Media Contamination
NARR Comments: Soil, groundwater, and soil vapor impacted by petroleum (gasoline, diesel, heavy oil), and VOCs.

NARR ID: 5755717
NARR Code: Site Ownership
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARR Code: Site Ownership
NARR Comments: The site is privately owned by Kinslan Capital.

NARR ID: 5754905
NARR Code: Pathways Other Hazards
Created By: SMILLER
Created Date: 11/13/2013
Updated By: RWELLS

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANER (FORMER) (Continued)

S115330265

Updated Date: 06/30/2015

Decode for NarcdlBPathways & Other Hazards

NARR Comments: Potential Human receptors and exposure pathways include: Adult and child in the urban-residential scenario for direct contact, ingestion, and inhalation and volatilization to indoor/outdoor air exposures; Adults in the occupational scenario for direct contact, ingestion, and inhalation and volatilization to indoor/outdoor air exposures; and Adults in the construction/excavation worker scenario for direct contact, ingestion, and inhalation exposures and volatilization to indoor/outdoor air exposures. Ecological aquatic receptors could be affected via the groundwater to surface water pathway.

NARR ID: 5755723

NARR Code: Remedial Action

Created By: RWELLS

Created Date: 06/30/2015

Updated By: RWELLS

Updated Date: 06/30/2015

Decode for NarcdlBRemedial Action

NARR Comments: Current zoning allows for commercial and urban residential use. Although the majority of chemical concentrations detected in soil, soil vapor, or groundwater samples at the site do not exceed relevant RBCs, some areas moderately exceed construction/excavation worker RBCs in limited areas. These areas are currently capped and it is expected that they will remain so now and into the future. No current unacceptable exposures exist at the site. Adherence to the DEQ-approved contaminated media management plan (CMMP) will mitigate future risks to construction and excavation workers during Site redevelopment and adjacent highway realignment. The CMMP will also address disposal of contaminated media that may be removed from the site during redevelopment activities.

NARR ID: 5755720

NARR Code: Health Threats

Created By: RWELLS

Created Date: 06/30/2015

Updated By: RWELLS

Updated Date: 06/30/2015

Decode for NarcdlBHealth Threats

NARR Comments: Two soil and groundwater source areas are present at the site. One area is the northern portion of the 1908 First Street building and alley, where petroleum hydrocarbons are present in groundwater above risk-based concentrations for construction and excavation workers. The second area is located in the parking lot of the 1910 building, where heavy oil was found above the construction worker risk-based concentration. Both of these areas are localized, however adherence to the Contaminated Media Management Plan is required during any site development activities to protect site workers from exposure and to ensure the proper disposal of impacted media.

NARR ID: 5755718

NARR Code: Water Use (Current/Reasonably Likely)

Created By: RWELLS

Created Date: 06/30/2015

Updated By: RWELLS

Updated Date: 06/30/2015

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANER (FORMER) (Continued)

S115330265

Decode for NARCD: Water Use (Current/Reasonably Likely)
NARR Comments: Public water is supplied by the City of Tillamook.

NARR ID: 5754902
NARR Code: Site History
Created By: SMILLER
Created Date: 11/13/2013
Updated By: RWELLS
Updated Date: 06/30/2015
Decode for NARCD: Site History

NARR Comments: Property housed a dry cleaner from approximately 1943 to 1960. Also known as 'Model Dry Cleaners'. Historic address is 110 E. 1st Ave and 106 1/2 E. 1st Ave. Commercial and retail businesses have operated at the site since dry cleaning operations ended in 1960.

NARR ID: 5755719
NARR Code: 1922
Created By: RWELLS
Created Date: 06/30/2015
Updated By: RWELLS
Updated Date: 06/30/2015

Decode for NARCD: Current Site Summary Statement

NARR Comments: DEQ conducted a Phase I and Phase II Site Investigation (SI) in 2014 using U.S. Environmental Protection Agency (EPA) Brownfield Site Response Grant funding. The purpose of the SI was to determine if a release of hazardous substances had occurred at a former dry cleaner. As part of the SI investigation, DEQ collected soil, groundwater, and soil vapor samples both on and off of the site. Concentrations of petroleum hydrocarbons (likely associated with Stoddard Solvent) were found in soil and groundwater at the site. Groundwater samples collected downgradient (between the site and the Hoquarten Slough) of the site were all below applicable risk-based concentrations, including aquatic ecological screening levels. Soil vapor samples were also below applicable risk-based screening levels for current and likely future use. A Contaminated Media Management Plan (CMMP) was developed to mitigate risk to construction and excavation workers during future site redevelopment. The CMMP also provides guidance on proper disposal of impacted media (groundwater and soil) during site development. DEQ issued an NFA for the site in June, 2015.

Administrative Action:

Action ID: 9424
Region: Not reported
Complete Date: 11/13/2013
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/13/2013

Decode for Agency: Department of Environmental Quality

Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9508
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANER (FORMER) (Continued)

S115330265

Complete Date: 11/13/2013
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/13/2013
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Site Screening recommended (EV)
Further Action: 0
Comments: Not reported

Action ID: 9518
Region: Northwestern Region
Complete Date: 06/29/2015
Rank Value: Not reported
Cleanup Flag: False
Created Date: 06/02/2014
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: TARGETED BROWNFIELD ASSESSMENT
Further Action: 0
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 06/30/2015
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

OR BROWNFIELDS:

Geolocation Id: 129294
Status: NO FURTHER STATE ACTION REQUIRED
Lat/Long: 45.4579 / -123.844

E17
ESE
1/8-1/4
0.232 mi.
1223 ft.

MODERN DRY CLEANERS (FORMER)
1908 1ST AVENUE
TILLAMOOK, OR 97141

US BROWNFIELDS 1016603848
FINDS N/A

Site 3 of 3 in cluster E

Relative:
Higher

US BROWNFIELDS:
Recipient name: OR Dept. of Environ. Quality
Grant type: Section 128(a) State/Tribal
Property name: MODERN DRY CLEANERS (FORMER)
Property #: 3500
Parcel size: 1

Actual:
24 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANERS (FORMER) (Continued)

1016603848

Property Description: Based on review of Sanborn maps, Modern Dry Cleaners operated from the 1940s to the 1960s. No investigations were performed on the property so it was not known if a release of hazardous substances has occurred. However, based on DEQs experience with historic dry cleaners, disposal practices and faulty plumbing have presented risks to human health and the environment due to releases of dry cleaning solvents and their constituents.

Latitude: 45.4578136
Longitude: -123.8444660000001
HCM label: Address Matching-House Number
Map scale: Not reported
Point of reference: Entrance Point of a Facility or Station
Datum: North American Datum of 1983
ACRES property ID: 169303
Start date: Not reported
Completed date: Not reported
Acres cleaned up: Not reported
Cleanup funding: Not reported
Cleanup funding source: Not reported
Assessment funding: 89685
Assessment funding source: US EPA - State & Tribal Section 128(a) Funding
Redevelopment funding: Not reported
Redev. funding source: Not reported
Redev. funding entity name: Not reported
Redevelopment start date: Not reported
Assessment funding entity: EPA
Cleanup funding entity: Not reported
Grant type: H
Accomplishment type: Phase I Environmental Assessment
Accomplishment count: 1
Cooperative agreement #: 97056610
Ownership entity: Private
Current owner: OBB Partners V, LLC
Did owner change: N
Cleanup required: No
Video available: No
Photo available: Yes
Institutional controls required: Y
IC Category proprietary controls: Y
IC cat. info. devices: Not reported
IC cat. gov. controls: Y
IC cat. enforcement permit tools: Not reported
IC in place date: 11/30/2014 00:00:00
IC in place: Yes
State/tribal program date: 11/13/2013 00:00:00
State/tribal program ID: 5855
State/tribal NFA date: Not reported
Air contaminated: Not reported
Air cleaned: Not reported
Asbestos found: Not reported
Asbestos cleaned: Not reported
Controlled substance found: Not reported
Controlled substance cleaned: Not reported
Drinking water affected: Not reported
Drinking water cleaned: Not reported
Groundwater affected: Y
Groundwater cleaned: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANERS (FORMER) (Continued)

1016603848

Lead contaminant found:	Not reported
Lead cleaned up:	Not reported
No media affected:	Not reported
Unknown media affected:	Not reported
Other cleaned up:	Not reported
Other metals found:	Not reported
Other metals cleaned:	Not reported
Other contaminants found:	Not reported
Other contams found description:	Not reported
PAHs found:	Y
PAHs cleaned up:	Not reported
PCBs found:	Not reported
PCBs cleaned up:	Not reported
Petro products found:	Y
Petro products cleaned:	Not reported
Sediments found:	Not reported
Sediments cleaned:	Not reported
Soil affected:	Y
Soil cleaned up:	Not reported
Surface water cleaned:	Not reported
VOCs found:	Y
VOCs cleaned:	Not reported
Cleanup other description:	Not reported
Num. of cleanup and re-dev. jobs:	Not reported
Past use greenspace acreage:	Not reported
Past use residential acreage:	Not reported
Past use commercial acreage:	1
Past use industrial acreage:	Not reported
Future use greenspace acreage:	Not reported
Future use residential acreage:	Not reported
Future use commercial acreage:	Not reported
Future use industrial acreage:	Not reported
Greenspace acreage and type:	Not reported
Superfund Fed. landowner flag:	Not reported
Arsenic cleaned up:	Not reported
Cadmium cleaned up:	Not reported
Chromium cleaned up:	Not reported
Copper cleaned up:	Not reported
Iron cleaned up:	Not reported
mercury cleaned up:	Not reported
nickel cleaned up:	Not reported
No clean up:	Not reported
Pesticides cleaned up:	Not reported
Selenium cleaned up:	Not reported
SVOCs cleaned up:	Not reported
Unknown clean up:	Not reported
Arsenic contaminant found:	Not reported
Cadmium contaminant found:	Not reported
Chromium contaminant found:	Not reported
Copper contaminant found:	Not reported
Iron contaminant found:	Not reported
Mercury contaminant found:	Not reported
Nickel contaminant found:	Not reported
No contaminant found:	Not reported
Pesticides contaminant found:	Not reported
Selenium contaminant found:	Not reported
SVOCs contaminant found:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANERS (FORMER) (Continued)

1016603848

Unknown contaminant found: Not reported
Future Use: Multistory Not reported
Media affected Bluiding Material: Not reported
Media affected indoor air: Not reported
Building material media cleaned up: Not reported
Indoor air media cleaned up: Not reported
Unknown media cleaned up: Not reported
Past Use: Multistory Not reported

Recipient name: OR Dept. of Environ. Quality
Grant type: Section 128(a) State/Tribal
Property name: MODERN DRY CLEANERS (FORMER)
Property #: 3500
Parcel size: 1
Property Description: Based on review of Sanborn maps, Modern Dry Cleaners operated from the 1940s to the 1960s. No investigations were performed on the property so it was not known if a release of hazardous substances has occurred. However, based on DEQs experience with historic dry cleaners, disposal practices and faulty plumbing have presented risks to human health and the environment due to releases of dry cleaning solvents and their constituents.

Latitude: 45.4578136
Longitude: -123.84446600000001
HCM label: Address Matching-House Number
Map scale: Not reported
Point of reference: Entrance Point of a Facility or Station
Datum: North American Datum of 1983
ACRES property ID: 169303
Start date: Not reported
Completed date: Not reported
Acres cleaned up: Not reported
Cleanup funding: Not reported
Cleanup funding source: Not reported
Assessment funding: 31758
Assessment funding source: US EPA - State & Tribal Section 128(a) Funding
Redevelopment funding: Not reported
Redev. funding source: Not reported
Redev. funding entity name: Not reported
Redevelopment start date: Not reported
Assessment funding entity: EPA
Cleanup funding entity: Not reported
Grant type: H
Accomplishment type: Supplemental Assessment
Accomplishment count: 0
Cooperative agreement #: 97056611
Ownership entity: Private
Current owner: OBB Partners V, LLC
Did owner change: N
Cleanup required: No
Video available: No
Photo available: Yes
Institutional controls required: Y
IC Category proprietary controls: Y
IC cat. info. devices: Not reported
IC cat. gov. controls: Y
IC cat. enforcement permit tools: Not reported
IC in place date: 11/30/2014 00:00:00

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MODERN DRY CLEANERS (FORMER) (Continued)

1016603848

IC in place:	Yes
State/tribal program date:	11/13/2013 00:00:00
State/tribal program ID:	5855
State/tribal NFA date:	Not reported
Air contaminated:	Not reported
Air cleaned:	Not reported
Asbestos found:	Not reported
Asbestos cleaned:	Not reported
Controlled substance found:	Not reported
Controlled substance cleaned:	Not reported
Drinking water affected:	Not reported
Drinking water cleaned:	Not reported
Groundwater affected:	Y
Groundwater cleaned:	Not reported
Lead contaminant found:	Not reported
Lead cleaned up:	Not reported
No media affected:	Not reported
Unknown media affected:	Not reported
Other cleaned up:	Not reported
Other metals found:	Not reported
Other metals cleaned:	Not reported
Other contaminants found:	Not reported
Other contams found description:	Not reported
PAHs found:	Y
PAHs cleaned up:	Not reported
PCBs found:	Not reported
PCBs cleaned up:	Not reported
Petro products found:	Y
Petro products cleaned:	Not reported
Sediments found:	Not reported
Sediments cleaned:	Not reported
Soil affected:	Y
Soil cleaned up:	Not reported
Surface water cleaned:	Not reported
VOCs found:	Y
VOCs cleaned:	Not reported
Cleanup other description:	Not reported
Num. of cleanup and re-dev. jobs:	Not reported
Past use greenspace acreage:	Not reported
Past use residential acreage:	Not reported
Past use commercial acreage:	1
Past use industrial acreage:	Not reported
Future use greenspace acreage:	Not reported
Future use residential acreage:	Not reported
Future use commercial acreage:	Not reported
Future use industrial acreage:	Not reported
Greenspace acreage and type:	Not reported
Superfund Fed. landowner flag:	Not reported
Arsenic cleaned up:	Not reported
Cadmium cleaned up:	Not reported
Chromium cleaned up:	Not reported
Copper cleaned up:	Not reported
Iron cleaned up:	Not reported
mercury cleaned up:	Not reported
nickel cleaned up:	Not reported
No clean up:	Not reported
Pesticides cleaned up:	Not reported

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

MODERN DRY CLEANERS (FORMER) (Continued)

1016603848

Selenium cleaned up:	Not reported
SVOCs cleaned up:	Not reported
Unknown clean up:	Not reported
Arsenic contaminant found:	Not reported
Cadmium contaminant found:	Not reported
Chromium contaminant found:	Not reported
Copper contaminant found:	Not reported
Iron contaminant found:	Not reported
Mercury contaminant found:	Not reported
Nickel contaminant found:	Not reported
No contaminant found:	Not reported
Pesticides contaminant found:	Not reported
Selenium contaminant found:	Not reported
SVOCs contaminant found:	Not reported
Unknown contaminant found:	Not reported
Future Use: Multistory	Not reported
Media affected Bluiding Material:	Not reported
Media affected indoor air:	Not reported
Building material media cleaned up:	Not reported
Indoor air media cleaned up:	Not reported
Unknown media cleaned up:	Not reported
Past Use: Multistory	Not reported

FINDS:

Registry ID: 110057203896

Environmental Interest/Information System

US EPA Assessment, Cleanup and Redevelopment Exchange System (ACRES)
 is an federal online database for Brownfields Grantees to
 electronically submit data directly to EPA.

F18
SSE
1/8-1/4
0.233 mi.
1231 ft.

TOMMIES CLEANERS
1111 4TH ST
TILLAMOOK, OR 97141
Site 1 of 5 in cluster F

UST U003999725
N/A

Relative:
Higher

UST:
 Facility ID: 2252
 Facility Telephone: (503)842-2301
 Permittee Name: PRISCILLA THOMPSON
 Number of Permitted Tanks: Not reported
 Active Tanks: Not reported
 Decommissioned Tanks: 2
 Number of Tanks: 2

Actual:
23 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

F19
SSE
1/8-1/4
0.233 mi.
1231 ft.

1111 4TH ST
TILLAMOOK, OR 97141

EDR US Hist Cleaners **1014975696**
N/A

Site 2 of 5 in cluster F

Relative:
Higher

EDR Historical Cleaners:

Name: TOMMIES CLEANERS
Year: 2001
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2002
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2003
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2004
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2007
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2008
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2010
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2011
Address: 1111 4TH ST

Name: TOMMIES CLEANERS
Year: 2012
Address: 1111 4TH ST

F20
SSE
1/8-1/4
0.233 mi.
1231 ft.

ODEQ CLEAN UP TOMMIES CLEANERS SITE
1111 4TH ST
TILLAMOOK, OR 97141

RCRA NonGen / NLR **1015748827**
FINDS **ORSTATE06789**

Site 3 of 5 in cluster F

Relative:
Higher

RCRA NonGen / NLR:

Date form received by agency: 12/22/1998
Facility name: TOMMYS CLEANERS
Facility address: 1111 4TH ST
TILLAMOOK, OR 97141-3417
EPA ID: ORSTATE06789
Contact: Not reported
Contact address: Not reported
Not reported
Contact country: Not reported
Contact telephone: Not reported

Actual:
23 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

ODEQ CLEAN UP TOMMIES CLEANERS SITE (Continued)

1015748827

Contact email: Not reported
EPA Region: 10
Land type: Other land type
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

Evaluation Action Summary:

Evaluation date: 12/20/2006
Evaluation: COMPLIANCE ASSISTANCE VISIT
Area of violation: Not reported
Date achieved compliance: Not reported
Evaluation lead agency: State

FINDS:

Registry ID: 110004817770

Environmental Interest/Information System

OR-DEQ (Oregon - Department Of Environmental Quality) is a regulatory agency whose job is to protect the quality of Oregon's Environment. DEQ uses a combination of technical assistance, inspections and permitting to help public and private facilities and citizens understand and comply with state and federal environmental regulations.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

F21 **TOMMIE'S CLEANERS**
SSE **1111 4TH ST.**
1/8-1/4 **TILLAMOOK, OR 97141**
0.233 mi.
1231 ft. **Site 4 of 5 in cluster F**

CRL **S103842824**
ECSI **N/A**
INST CONTROL
DRYCLEANERS

Relative:
Higher

CRL:

Facility ID: 1931
Location ID: 30517
Status Code: LIS
Facility Status: No Further Action (Conditional)
Lat/Long: 45.4554 / -123.8527

Actual:
23 ft.

ECSI:

State ID Number: 1931
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 833
Investigation: Listed on the CRL/Inventory
FACA ID: 30517
Further Action: 0
Lat/Long (dms): 45 27 19.40 / -123 51 9.70
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 10.00
Range Zone: W
Section Coord: 25
Qtr Section: Not reported
Tax Lots: Not reported
Size: 0.3 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 10/08/1996
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: Listed on the CRL/Inventory
Decode For Legislative: Dry Cleaner Environmental Response Account

Hazardous Release:

Substance ID.: 121124
Haz Release ID: 381855
Qty Released: unknown
Date Released: unknown
Update Date: 11/30/1998
Update By: Not reported
Substance Code: 156-59-2
Substance Name: DICHOROETHYLENE,1,2-CIS-
Substance Abbrev.: Not reported
Substance Category ID: 8513
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Created Date: 12/17/2002
Substance Category ID: 8513
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317200
Sub Alias Name: ACETYLENE DICHLORIDE,CIS-
Substance Alias ID: 317201
Sub Alias Name: DICHLOROETHENE,CIS-
Substance Alias ID: 317202
Sub Alias Name: DICHLOROETHYLENE,CIS-
Substance Alias ID: 317203
Sub Alias Name: DICHLOROETHENE,1,2-CIS-
Sampling Result ID: 340294
Feature Id: Not reported
Hazard Release Id: 381855
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 4,600 ug/L
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Groundwater

Substance ID.: 121781
Haz Release ID: 381856
Qty Released: unknown
Date Released: unknown
Update Date: 11/30/1998
Update By: Not reported
Substance Code: 79-01-6
Substance Name: TRICHLOROETHYLENE
Substance Abbrev.: Not reported
Substance Category ID: 8523
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8545
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8523
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Substance Category ID: 8545
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317517
Sub Alias Name: ETHINYL TRICHLORIDE
Substance Alias ID: 317518
Sub Alias Name: ETHYLENE TRICHLORIDE
Substance Alias ID: 317519
Sub Alias Name: TCE
Substance Alias ID: 317520
Sub Alias Name: TRI-CLENE
Substance Alias ID: 317521
Sub Alias Name: TRICHLOROETHENE
Sampling Result ID: 340295
Feature Id: Not reported
Hazard Release Id: 381856
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 2,500 ug/L
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Groundwater

Substance ID.: 122014
Haz Release ID: 381857
Qty Released: unknown
Date Released: unknown
Update Date: 11/30/1998
Update By: Not reported
Substance Code: ECD281
Substance Name: VOLATILE ORGANIC COMPOUNDS (VOC)
Substance Abbrev.: Not reported
Sampling Result ID: 340296
Feature Id: Not reported
Hazard Release Id: 381857
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Sample Comment: up to 15,350 ug/kg
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Soil
Sampling Result ID: 340297
Feature Id: Not reported
Hazard Release Id: 381857
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 6,219 ug/L
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Groundwater

Substance ID.: 121011
Haz Release ID: 380673
Qty Released: unknown
Date Released: unknown
Update Date: 11/23/1998
Update By: Not reported
Substance Code: 127-18-4
Substance Name: TETRACHLOROETHYLENE
Substance Abbrev.: Not reported
Substance Category ID: 8519
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8551
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8519
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8551
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316912
Sub Alias Name: ETHENE,TETRACHLORO-
Substance Alias ID: 316913
Sub Alias Name: ETHYLENE TETRACHLORIDE
Substance Alias ID: 316914

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Sub Alias Name: PERCHLOROETHYLENE
Substance Alias ID: 316915
Sub Alias Name: PERCLENENE
Substance Alias ID: 316916
Sub Alias Name: TETRACHLOROETHENE
Substance Alias ID: 316917
Sub Alias Name: TETRACHLOROETHENE,1,1,2,2-
Substance Alias ID: 316918
Sub Alias Name: TETRACHLOROETHYLENE,1,1,2,2-
Sampling Result ID: 340293
Feature Id: Not reported
Hazard Release Id: 380673
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 1,600 ug/L
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Groundwater
Sampling Result ID: 342452
Feature Id: Not reported
Hazard Release Id: 380673
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 10/28/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 13,000 ug/kg
Last Update By: kpd
Update Date: 11/30/1998
Decode for MediumID: Soil

Narrative:

NARR ID: 5736262
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 06/27/2003
Decode for NarcID: Contamination

NARR Comments: (4/2/2001 WHD/SRS) In December 1992, a 1,200-gallon underground storage tank used to store the petroleum-based solvents was removed from the site. A soil sample from near the tank showed petroleum and PCE contamination. It appeared that the contamination came from leaks

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

through cracks in the concrete floor at Tommie's, rather than from leaks in the tank. DEQ's Tank program referred the site to DEQ's Cleanup program in July 1996. Tommie's was accepted into DEQ's Dry Cleaner Environmental Response program in September 1997.

NARR ID: 5736263
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Data Sources
NARR Comments: 1) December 1998 HartCrowser ***Dry Cleaner Preliminary Assessment.*** 2) July 1999 HartCrowser ***Focused Site Investigation.*** 3) LUST file #29-92-0347.

NARR ID: 5736264
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Hazardous Substance/Waste Types
NARR Comments: Perchloroethylene (PCE) and petroleum-based solvents.

NARR ID: 5736265
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Manner of Release
NARR Comments: Manner of release unknown; possibly leaks through cracks and joints in the concrete floor and spills around an underground storage tank. PCE released after 1978.

NARR ID: 5736266
NARR Code: Site Ownership
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Site Ownership
NARR Comments: Reynolds Cleaners and Dyers (late 1920s to 1957); Tommie's Cleaners (1957 to present). Owned and operated by Jess Reynolds (late 1920s to 1957), Robert Thompson (1957-1982), and Priscilla Thompson (1982 to present).

NARR ID: 5749301
NARR Code: Project Activity Status
Created By: JWAGGY
Created Date: 05/22/2007
Updated By: JWAGGY
Updated Date: 05/22/2007
Decode for NARCD: Project Activity Status
NARR Comments: Project file archived 5/11/2007.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

NARR ID: 5736267
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 09/19/2003
Decode for NARR: Remedial Action

NARR Comments: (4/2/2001 WHD/SRS) DEQ retained Hart Crowser, a state contractor, to conduct a Preliminary Assessment (PA) at the site in August 1998. The PA was completed December 1998. The PA confirmed the presence of chlorinated and petroleum-based solvents in soil and shallow groundwater at the site. An underground storage tank containing petroleum-based solvents was found beneath the facility. Hart Crowser conducted a focused Site Investigation (SI) in March and April 1999 to try to determine the extent of the contamination, and to properly abandon the underground storage tank. A final SI report was received in July 1999. A Phase II work plan was approved in August, and field work was conducted in September and December 1999. Three additional monitoring wells were installed and sampled, and an initial risk screening was conducted. Further groundwater monitoring was conducted in March and June 2000. Indoor air quality monitoring was conducted at the cleaners and two adjacent residences in December 2000. The results indicate a possible unacceptable risk at one of the residences. A second round of air monitoring at that location is planned for April 2001. (2/1/02 BAG/SRS) DEQ has issued a conditional NFA for this site. Residual contamination remains beneath dry cleaner building, and additional measures may therefore be necessary if the property is redeveloped.

NARR ID: 5743732
NARR Code: Site History
Created By: GWISTAR
Created Date: 06/27/2003
Updated By: GWISTAR
Updated Date: 06/27/2003
Decode for NARR: Site History

NARR Comments: Reynolds Cleaners and Dyers began operating on-site in the late 1920s. Tommie's Cleaners replaced Reynolds in 1957. Petroleum-based solvents have been used in the dry-cleaning process on-site since the 1920s. In 1978, Tommie's began using perchloroethylene (PCE) in addition to the petroleum-based solvents.

Site Control:

Site Control #: 452
Control Number: 2
Begin Date: 02/01/2002
End Date: Not reported
Frequency Of Review: 0
Last Reviewed By: Bruce Gilles
Last Reviewed Date: Not reported
Last Update By: GWISTAR
Last Updated Date: 12/28/2006
Site Comment: Residual contamination remaining beneath dry cleaner building. Additional measures may be necessary if property is redeveloped.

Administrative Action:

Action ID: 9437
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Complete Date: 03/03/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9456
Region: Headquarters
Complete Date: 12/23/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: BASIC PRELIMINARY ASSESSEMENT
Further Action: Not reported
Comments: Not reported

Action ID: 9437
Region: Headquarters
Complete Date: 11/30/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Headquarters
Complete Date: 11/30/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9465
Region: Headquarters
Complete Date: 12/10/1998

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9511
Region: Headquarters
Complete Date: 10/01/2001
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: SITE INVESTIGATION
Further Action: 0
Comments: (Phase I completed 7/1/99. Phase II completed September 2000. Air Monitoring Completed May 2001.

Action ID: 9438
Region: Headquarters
Complete Date: 02/19/1999
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 03/04/1997

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Federal screening.

Action ID: 9449
Region: Northwestern Region
Complete Date: 11/30/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Insufficient information to list
Further Action: Not reported
Comments: Not reported

Action ID: 9496
Region: Northwestern Region
Complete Date: 03/04/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: State Basic Preliminary Assessment recommended (PA)
Further Action: Not reported
Comments: (With sampling of soil and groundwater.)

Action ID: 9434
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/22/2008
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Institutional Control
Further Action: 0
Comments: Not reported

Action ID: 9486
Region: Headquarters
Complete Date: 10/01/2001
Rank Value: 0

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: RISK ASSESSMENT
Further Action: 0
Comments: Screening-level Risk Assessment.

Action ID: 9411
Region: Northwestern Region
Complete Date: 02/01/2002
Rank Value: Not reported
Cleanup Flag: False
Created Date: 08/21/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: No Further Action (Conditional)
Further Action: 0
Comments: Residual contamination remaining beneath dry cleaner building.
Additional measures may be necessary if property redeveloped.

Operations:

Operation Id: 133214
Operation Status: Active
Common Name: Tommie's Cleaners
Yrs of Operation: late 1920s to present
Comments: dry cleaners
Updated Date: 06/20/2001
Updated By: jmw
Decode for OpstatID: Active
Operations SIC Id: 196376
SIC Code: 7216
Created By: Not reported
Created Date: 12/17/2002

OR INSTUTIONAL CONTROL:

Site Control Sequence #: 452
Site Id: 1931
Control Sequence #: 2
Begin Date: 02/01/2002
End Date: Not reported
Frequency Of Review: 0
Last Reviewed By: Bruce Gilles
Last Review Date: Not reported
Last Updated By: GWISTAR
Last Updated Date: 12/28/2006
Group Sequence #: 1
Control Code: HA
Control Description: Health Advisory
FK Type Code: 1
Group Code: ID
Group Description: Informational Devices
Type Code: I

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TOMMIE'S CLEANERS (Continued)

S103842824

Type Description: Institutional
Comments: Residual contamination remaining beneath dry cleaner building.
Additional measures may be necessary if property is redeveloped.

DRYCLEANERS:
Dry Cleaner ID: 332
Current Status: Dry Cleaner
Last Update: 04/22/2015
DEQID: Not reported
Latitude: Not reported
Longitude: Not reported
Decode for Fstatus: Dry Cleaner

F22
SSE
1/8-1/4
0.233 mi.
1231 ft.

ODEQ CLEAN UP TOMMIES CLEANERS SITE
1111 4TH ST
TILLAMOOK, OR 97141
Site 5 of 5 in cluster F

RCRA NonGen / NLR **1004771625**
ORQ000011700

Relative:
Higher

RCRA NonGen / NLR:
Date form received by agency: 01/13/2003
Facility name: ODEQ CLEAN UP TOMMIES CLEANERS SITE
Facility address: 1111 4TH ST
TILLAMOOK, OR 97141
EPA ID: ORQ000011700
Mailing address: 2020 SW 4TH AVENUE STE 400
PORTLAND, OR 97201
Contact: BRUCE GILLES
Contact address: 2020 SW 4TH AVENUE STE 400
PORTLAND, OR 97201
Contact country: US
Contact telephone: (503) 229-6662
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Actual:
23 ft.

Owner/Operator Summary:
Owner/operator name: OREGON DEPT. OF ENVIRONMENTAL QUALITY
Owner/operator address: 811 SW 6TH AVENUE
PORTLAND, OR 97204
Owner/operator country: US
Owner/operator telephone: (503) 229-5355
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: 01/13/2003
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

ODEQ CLEAN UP TOMMIES CLEANERS SITE (Continued)

1004771625

Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
Used oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Historical Generators:

Date form received by agency: 01/29/2002
Site name: ODEQ CLEAN UP TOMMIES CLEANERS SITE
Classification: Not a generator, verified

Date form received by agency: 03/28/2001
Site name: ODEQ CLEAN UP TOMMIES CLEANERS SITE
Classification: Not a generator, verified

Date form received by agency: 04/13/2000
Site name: ODEQ CLEAN UP TOMMIES CLEANERS SITE
Classification: Not a generator, verified

Date form received by agency: 04/14/1999
Site name: ODEQ CLEAN UP TOMMIES CLEANERS SITE
Classification: Not a generator, verified

. Waste code: NONE
. Waste name: None

Violation Status: No violations found

23
ESE
1/4-1/2
0.254 mi.
1339 ft.

RUSSELL CHEVROLET CO., INC.
1 MAIN AVE
TILLAMOOK, OR 97141

LUST 1000379664
UST N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-99-1006
Cleanup Received Date: 09/02/1999
Cleanup Start Date: 09/02/1999
Cleanup Complete Date: 09/24/2003
Decode for Region: North West Region

Actual:
23 ft.

UST:
Facility ID: 3567
Facility Telephone: (503)842-2542
Permittee Name: PAUL KEEN, OWNER
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 2
Number of Tanks: 4

MAP FINDINGS

Map ID
Direction
Distance
Elevation

Site

Database(s)

EDR ID Number
EPA ID Number

G24 **CITY OF TILLAMOOK (VACANT GROCERY STORE)**
ESE **313 IVY AVENUE**
1/4-1/2 **TILLAMOOK, OR 97141**
0.289 mi.
1526 ft. **Site 1 of 2 in cluster G**

LUST **S106856966**
N/A

Relative: **LUST:**
Higher Region: North Western Region
 Facility ID: 29-04-2342
Actual: Cleanup Received Date: 11/19/2004
24 ft. Cleanup Start Date: 11/22/2004
 Cleanup Complete Date: 05/24/2005
 Decode for Region: North West Region

H25 **JACKPOT FOOD MART**
East **380 MAIN AVE N**
1/4-1/2 **TILLAMOOK, OR 97141**
0.293 mi.
1545 ft. **Site 1 of 2 in cluster H**

LUST **U000431975**
UST **N/A**

Relative: **LUST:**
Higher Region: North Western Region
 Facility ID: 29-90-0433
Actual: Cleanup Received Date: 11/14/1990
20 ft. Cleanup Start Date: 11/14/1990
 Cleanup Complete Date: 11/20/2001
 Decode for Region: North West Region

UST:
 Facility ID: 2198
 Facility Telephone: (503)842-6166
 Permittee Name: DAVID & MARY SMITH, STATION OPERATORS
 Number of Permitted Tanks: Not reported
 Active Tanks: Not reported
 Decommissioned Tanks: 5
 Number of Tanks: 5

I26 **TILLAMOOK MUSIC CO.**
ESE **207 MAIN AVE.**
1/4-1/2 **TILLAMOOK, OR 97141**
0.299 mi.
1580 ft. **Site 1 of 2 in cluster I**

ECSI **S102959388**
LUST **N/A**

Relative: **ECSI:**
Higher State ID Number: 2422
 Brown ID: 0
Actual: Study Area: False
24 ft. Region ID: 2
 Legislative ID: 838
 Investigation: No Further Action
 FACA ID: 28968
 Further Action: 0
 Lat/Long (dms): 45 27 24.00 / -123 50 38.00
 County Code: 29.00
 Score Value: Not reported
 Cerclis ID: Not reported
 Township Coord.: 1.00
 Township Zone: S

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: BCC
Tax Lots: 4500
Size: Not reported
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 10/25/1999
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Orphan Site Account

Hazardous Release:

Substance ID.: 121982
Haz Release ID: 382207
Qty Released: Unknown
Date Released: Unknown
Update Date: 10/27/1999
Update By: Not reported
Substance Code: ECD169
Substance Name: DIESEL - FUEL OIL
Substance Abbrev.: Not reported
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Comment ID: 303641
Release Code: Data Sources
Release Comments: LUST File 29-97-0884
Decode for Relcomcd: Data Sources
Comment ID: 303642
Release Code: Media Contamination Footnote
Release Comments: Free product on groundwater table has the potential to enter the nearby storm sewers which discharges to Hoquarten Slough, which feeds Trask River and discharges to the Tillamook Estuary.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303643
Release Code: Release Containment
Release Comments: Uncontained free product on groundwater table; discharging to basement of neighboring business and to storm sewers.
Decode for Relcomcd: Release Containment
Sampling Result ID: 338643
Feature Id: Not reported
Hazard Release Id: 382207
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 5,100 ppm
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Soil

Substance ID.: 121608
Haz Release ID: 379910
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 71-43-2
Substance Name: BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319178
Sub Alias Name: BENZOL
Substance Alias ID: 319179
Sub Alias Name: COAL NAPHTHA
Substance Alias ID: 319180
Sub Alias Name: CYCLOHEXATRIENE
Substance Alias ID: 319181
Sub Alias Name: PHENE
Substance Alias ID: 319182
Sub Alias Name: PYROBENZOL
Sampling Result ID: 338644
Feature Id: Not reported
Hazard Release Id: 379910
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 280 ppb

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater
Sampling Result ID: 338956
Feature Id: Not reported
Hazard Release Id: 379910
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/08/2001
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 210 ppb
Last Update By: jmw
Update Date: 12/17/2001
Decode for MediumID: Groundwater

Substance ID.: 120883
Haz Release ID: 379911
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 108-88-3
Substance Name: TOLUENE
Substance Abbrev.: Not reported
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316466
Sub Alias Name: BENZENE,METHYL-
Substance Alias ID: 316467
Sub Alias Name: METHACIDE
Substance Alias ID: 316468
Sub Alias Name: METHYLBENZENE
Substance Alias ID: 316469
Sub Alias Name: METHYLBENZOL
Substance Alias ID: 316470
Sub Alias Name: PHENYLMETHANE
Substance Alias ID: 316471
Sub Alias Name: TOLUOL
Sampling Result ID: 338645
Feature Id: Not reported
Hazard Release Id: 379911
Medium: 698

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 100 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater
Sampling Result ID: 338958
Feature Id: Not reported
Hazard Release Id: 379911
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/08/2001
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 90 ppb
Last Update By: jmw
Update Date: 12/17/2001
Decode for MediumID: Groundwater

Substance ID.: 120781
Haz Release ID: 379912
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 100-41-4
Substance Name: ETHYLBENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316146
Sub Alias Name: ETHYLBENZOL
Substance Alias ID: 316147
Sub Alias Name: PHENYLETHANE
Sampling Result ID: 338646

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Feature Id: Not reported
Hazard Release Id: 379912
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 140 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater
Sampling Result ID: 338957
Feature Id: Not reported
Hazard Release Id: 379912
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/08/2001
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 3,520 ppb
Last Update By: jmw
Update Date: 12/17/2001
Decode for MediumID: Groundwater

Substance ID.: 121051
Haz Release ID: 379913
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Sampling Result ID: 338647
Feature Id: Not reported
Hazard Release Id: 379913
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 510 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121868
Haz Release ID: 379914
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 91-20-3
Substance Name: NAPHTHALENE
Substance Abbrev.: Not reported
Substance Category ID: 8494
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8494
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317793
Sub Alias Name: MOTH BALLS
Substance Alias ID: 317794
Sub Alias Name: NAPHTHENE
Substance Alias ID: 317795
Sub Alias Name: TAR CAMPHOR
Sampling Result ID: 338648
Feature Id: Not reported
Hazard Release Id: 379914
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 4,300 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121829
Haz Release ID: 379915
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 86-73-7
Substance Name: FLUORENE
Substance Abbrev.: Not reported
Substance Category ID: 8489
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8489
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317663
Sub Alias Name: BIPHENYLENEMETHANE,o-
Substance Alias ID: 317664
Sub Alias Name: DIPHENYLENEMETHANE
Substance Alias ID: 317665
Sub Alias Name: METHYLENEBIPHENYL,2,2'-
Sampling Result ID: 338649
Feature Id: Not reported
Hazard Release Id: 379915
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 3,300 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121019
Haz Release ID: 379916
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Update By: Not reported
Substance Code: 129-00-0
Substance Name: PYRENE
Substance Abbrev.: Not reported
Substance Category ID: 8497
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8497
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316950
Sub Alias Name: BENZO(def)PHENANTHRENE
Sampling Result ID: 338650
Feature Id: Not reported
Hazard Release Id: 379916
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 290 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121462
Haz Release ID: 379917
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 56-55-3
Substance Name: BENZO(a)ANTHRACENE
Substance Abbrev.: Not reported
Substance Category ID: 8475
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8475
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 318790
Sub Alias Name: BENZ(a)ANTHRACENE
Substance Alias ID: 318791

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Sub Alias Name: BENZANTHRACENE,1,2-
Substance Alias ID: 318792
Sub Alias Name: BENZANTHRENE
Substance Alias ID: 318793
Sub Alias Name: BENZOANTHRACENE
Substance Alias ID: 318794
Sub Alias Name: BENZPHENANTHRENE,2,3-
Substance Alias ID: 318795
Sub Alias Name: NAPHTHANTHRACENE
Substance Alias ID: 318796
Sub Alias Name: TETRAPHENE
Sampling Result ID: 338651
Feature Id: Not reported
Hazard Release Id: 379917
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 11 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121210
Haz Release ID: 379918
Qty Released: Not reported
Date Released: Not reported
Update Date: 06/09/2001
Update By: Not reported
Substance Code: 218-01-9
Substance Name: CHRYSENE
Substance Abbrev.: Not reported
Substance Category ID: 8481
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8481
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317438
Sub Alias Name: BENZ(a)PHENANTHRENE
Substance Alias ID: 317439
Sub Alias Name: BENZPHENANTHRENE,1,2-
Substance Alias ID: 317440
Sub Alias Name: DIBENZONAPHTHALENE,1,2,5,6-
Sampling Result ID: 338652
Feature Id: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Hazard Release Id: 379918
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/13/1998
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: up to 41 ppb
Last Update By: jmw
Update Date: 09/06/2001
Decode for MediumID: Groundwater

Substance ID.: 121912
Haz Release ID: 380113
Qty Released: Not reported
Date Released: Not reported
Update Date: 12/17/2001
Update By: Not reported
Substance Code: 95-63-6
Substance Name: TRIMETHYLBENZENE,1,2,4-
Substance Abbrev.: Not reported
Substance Alias ID: 317959
Sub Alias Name: BENZENE,1,2,5-TRIMETHYL-
Substance Alias ID: 317960
Sub Alias Name: CUMENE,psi-
Substance Alias ID: 317961
Sub Alias Name: PSEUDOCUMENE
Substance Alias ID: 317962
Sub Alias Name: PSEUDOCUMOL
Substance Alias ID: 317963
Sub Alias Name: TRIMETHYLBENZENE,asym-
Sampling Result ID: 338955
Feature Id: Not reported
Hazard Release Id: 380113
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/08/2001
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 11,800 ppb
Last Update By: jmw
Update Date: 12/17/2001
Decode for MediumID: Groundwater

Narrative:

NARR ID: 5738691
NARR Code: Contamination

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 04/07/2004

Decode for NARCDontamination

NARR Comments:(9/5/01 RKW/SRS) In November 1997, DEQ received a complaint of diesel heating oil leaking into the basement of a clothing store. The source was determined to be an active heating-oil UST serving the adjacent Tillamook Music Store. DEQ assigned LUST log #29-97-0884 to this release. The tank was removed in December 1997 under the supervision of consultant Neil Shaw, and a product recovery sump was installed in the basement. Three monitoring wells were installed in 1998 by consultant Bergeson-Boese, and up to 3 inches of diesel product were observed in monitoring wells. Elevated levels of benzene, toluene, ethylbenzene, xylenes, naphthalene, and other PAH compounds were measured in groundwater. (10/21/02 RKW/SRP) In June 2002, DEQ installed three temporary push probe sample holes to determine the extent of contamination. Two holes were placed approximately 20 feet north and south of known contamination, and the third across Main. Holes were extended to 15 feet below ground surface, into the water table. After 24 hours, insufficient water collected in the holes for water samples but soil samples were collected from the water table area. No petroleum was detected. Sample results from the nearby storm sewer showed no evidence of contamination from the site. A temporary hole installed in the basement of the music store contained less than 0.25 inch of residual diesel oil.

NARR ID: 5738692
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 09/21/2005

Decode for NARCDData Sources

NARR Comments:1) Neil Shaw, Tank Decommissioning letter report, December 6, 1997.
2) Bergeson-Boese & Associates, Report on Additional Site Investigation, May 8, 1998.

NARR ID: 5738693
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NARCDHazardous Substance/Waste Types

NARR Comments:Diesel heating oil.

NARR ID: 5738694
NARR Code: Site Location
Created By: Not reported
Created Date: 12/17/2002
Updated By: KDANA
Updated Date: 05/08/2003

Decode for NARCDite Location

NARR Comments:Main Street is State Highway 101.

NARR ID: 5738695

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: KDANA
Updated Date: 05/08/2003
Decode for NARCD: Manner of Release
NARR Comments: Diesel heating oil was discovered seeping into the basement of an adjacent building in November 1997.

NARR ID: 5747237
NARR Code: Project Activity Status
Created By: GWISTAR
Created Date: 09/21/2005
Updated By: GWISTAR
Updated Date: 09/21/2005
Decode for NARCD: Project Activity Status
NARR Comments: PROJECT FILE ARCHIVED, BOX #272839189

NARR ID: 5738697
NARR Code: Pathways & Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 04/19/2004
Decode for NARCD: Pathways & Other Hazards
NARR Comments: The site is located in the central Tillamook business district, which is served by a municipal water supply system. Silty clay is encountered from 1-7 feet below ground surface (bgs). Sandy gravel is encountered below the clay and groundwater occurs at approximately 8 feet bgs. Free product diesel entered the basement of an adjacent business immediately following the 1997 release, and vapor intrusion to the building above became a health threat. However, this threat was eliminated after free product was removed and a ventilation system installed. The site is next to a municipal storm water drain that discharges to Hoquarten Slough; the slough feeds the Trask River, which in turn discharges to the Tillamook Estuary.

NARR ID: 5738698
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 04/19/2004
Decode for NARCD: Remedial Action
NARR Comments: The leaking tank was decommissioned in December 1997 and a sump was installed to remove free product. A ventilation system was installed in the basement. A site investigation was completed May 1998 and included five push-probe holes, with three completed as monitoring wells. Both soil and groundwater samples were collected. (11/19/01 RKW/SRP) Additional samples from monitoring wells and the storm sewer indicate a limited area of free product and no contamination in the storm sewer. (2/9/04 RKW/SRS) DEQ has determined that no further action is required at this site.

Administrative Action:
Action ID: 9424
Region: Not reported
Complete Date: 10/25/1999

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9453
Region: Northwestern Region
Complete Date: 02/09/2004
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: ORPHAN SITE
Further Action: 0
Comments: Not reported

Action ID: 9511
Region: Northwestern Region
Complete Date: 02/09/2004
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE INVESTIGATION
Further Action: 0
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: 02/09/2004
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/15/2004
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9508
Region: Headquarters
Complete Date: 03/24/2000
Rank Value: 0

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK MUSIC CO. (Continued)

S102959388

Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: Site Screening recommended (EV)
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 133626
Operation Status: Active
Common Name: Tillamook Music Company
Yrs of Operation: unknown
Comments: Not reported
Updated Date: 07/03/2002
Updated By: jmw
Decode for OpstatID: Active

LUST:

Region: North Western Region
Facility ID: 29-97-0884
Cleanup Received Date: 11/20/1997
Cleanup Start Date: 11/20/1997
Cleanup Complete Date: 02/09/2004
Decode for Region: North West Region

27
ESE
1/4-1/2
0.301 mi.
1589 ft.

TILLAMOOK RIVERWALK
1S/9W/S30
TILLAMOOK, OR 97141

ECSI S106880460
BROWNFIELDS N/A

Relative:
Higher

ECSI:

State ID Number: 4334
Brown ID: Brownfield Site - Assistance From Other Public Agencies
Study Area: False
Region ID: 2
Legislative ID: 834
Investigation: No Further Action
FACA ID: 87282
Further Action: 0
Lat/Long (dms): 45 27 31.30 / -123 50 35.20
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: Not reported
Size: 4 acres
NPL: False
Orphan: False
Updated By: GWISTAR

Actual:
23 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK (Continued)

S106880460

Update Date: 09/12/2008
Created Date: 02/03/2005
Decode For RegionID: Northwest Region
Decode For BrownID: Brownfield Site - Assistance from Other Public Agencies
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Environmental Protection Agency
Alias Name: Hoquarten Interpretive Trail

Narrative:

NARR ID: 5746224
NARR Code: Site Contacts
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005
Decode for NarcdID: Site Contacts
NARR Comments: Mark Gervasi, City Manager/Planning Director, City of Tillamook

NARR ID: 5746225
NARR Code: Contamination
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005
Decode for NarcdID: Contamination
NARR Comments: (7/21/04 CWH/SAP) Concerns have arisen regarding the past site history and potential contamination from the past sawmill operations. DEQ has determined that assessment of the site is needed to address those concerns. There are no records indicating any contamination is present at the site. DEQ has performed a site visit, in April 2004, and observed that old building substructure and some old metal parts and pieces are still present, much of it overgrown with riparian bushes and trees. DEQ had received a complaint from a Tillamook County resident concerned about possible contamination at the site. The complaint included references to dumping of old truck batteries into or near the Slough and possible presence of petroleum contamination at the site, but DEQ has not received any actual data verifying the presence of contaminants nor observed any signs at the site that would indicate areas of contamination. DEQs general experience with former sawmill sites are that there are typically areas where petroleum product contamination of soils and groundwater has occurred, usually from historic use of fuels and lubricating oils to operate and maintain equipment.

NARR ID: 5746226
NARR Code: General Site Description
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005
Decode for NarcdID: General Site Description
NARR Comments: Four acre former sawmill site in the City of Tillamook, located between First Street and Hoquarten Slough. The City owns the property and is in the process of developing it into a public park and interpretive center.

NARR ID: 5746229

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK (Continued)

S106880460

NARR Code: Site Location
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005

Decode for NARR Code: Site Location

NARR Comments: No street address. This is a 4-acre site in north downtown Tillamook that is just east of Interstate Highway 101 and is situated between First Street and Hoquarten Slough.

NARR ID: 5746230
NARR Code: Site Ownership
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005

Decode for NARR Code: Site Ownership

NARR Comments: City of Tillamook.

NARR ID: 5746231
NARR Code: Remedial Action
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: GWISTAR
Updated Date: 02/02/2006

Decode for NARR Code: Remedial Action

NARR Comments: (7/21/04 CWH/SAP) The City of Tillamook has been working for several years with the Tillamook Bay National Estuary Project (TBNEP) project to secure resources to build the interpretive trails and public amenities. The project is slated to move forward as soon as some of the environmental issues and rights of way are determined. The completion of Phase I is currently planned for 2006. (1/6/06 GMW/SAS) DEQ has completed an investigation of the site for the City of Tillamook, using funds from an EPA grant; based on data obtained from this evaluation, DEQ has determined that no further action is needed.

NARR ID: 5746227
NARR Code: Site History
Created By: JWAGGY
Created Date: 02/03/2005
Updated By: JWAGGY
Updated Date: 02/03/2005

Decode for NARR Code: Site History

NARR Comments: This site was operated as a lumber mill from approximately 1885 to 1950, and over that period the operation grew in size. The sawmill was originally built in 1885 by George Smith and John Barker and operated as Smith-Barker sawmill. In December 1891, it was sold to L. Hiner, W. Eberman, W. Stillwell, L. Crenshaw and W. Barker and then incorporated as Tillamook Lumber Company in 1892. The first electric light plant for the City of Tillamook was located at the mill. The mill was sold to A.F. Coats, Sr. in April of 1913. He operated the mill until 1950, when it was purchased by Oceanside Lumber Company of Garibaldi. After the purchase the mill was closed and dismantled. Review of available records for the site does not indicate that any wood treatment was performed at the site. The city-owned 4-acre property has remained vacant ever since 1950. Some areas of the former sawmill operation, which extend to the north outside of the

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK (Continued)

S106880460

city-owned property, have been built upon since the mill closed. In the late 1950s, a motel, now called the Mar-Clair Inn was built in the southern portion of the former mill area.

NARR ID: 5750364
NARR Code: 1922
Created By: GWISTAR
Created Date: 04/16/2008
Updated By: GWISTAR
Updated Date: 04/16/2008

Decode for NarcdID: Current Site Summary Statement

NARR Comments: (Feb. 2006) This 4-acre site was operated as a lumber mill from approximately 1885 to 1950, and over that period the operation grew in size. Review of available records suggests that no wood treatment occurred at the site. The City of Tillamook owns the property, which has remained vacant since 1950, although a motel was built in the southern part of the former mill area. In 2004, DEQ received a complaint about possible contamination resulting from the alleged dumping of old truck batteries and the possible presence of petroleum, but DEQ could not verify the presence of any contamination. Meanwhile, the city had been working with the Tillamook Bay National Estuary Project to secure resources for interpretive trails and public amenities at the site. After the city worked with DEQ and other partners to address alleged environmental issues, DEQ determined in January 2006 that no further action was needed.

Administrative Action:

Action ID: 9443
Region: Northwestern Region
Complete Date: 01/06/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/02/2006
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9424
Region: Not reported
Complete Date: 02/03/2005
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/03/2005
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9518
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK (Continued)

S106880460

Complete Date: 11/01/2005
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/04/2005
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: TARGETED BROWNFIELD ASSESSMENT
Further Action: 0
Comments: Not reported

OR BROWNFIELDS:

Geolocation Id: 87282
Status: NO FURTHER STATE ACTION REQUIRED
Lat/Long: 45.4587 / -123.843

H28
East
1/4-1/2
0.322 mi.
1698 ft.

PRIDE OF OREGON TEXACO STATION
460 MAIN AVE. N
TILLAMOOK, OR 97141
Site 2 of 2 in cluster H

ECSI S109346076
N/A

Relative:
Higher

ECSI:
State ID Number: 1915
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: No Further Action
FACA ID: 30495
Further Action: 0
Lat/Long (dms): 45 27 39.60 / -123 50 41.30
County Code: 29.00
Score Value: Not reported
Cercle ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 10.00
Range Zone: W
Section Coord: 25
Qtr Section: AADA
Tax Lots: 700,
Size: 0.69 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 09/11/1996
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Not reported
Alias Name: Battery Shoppe
Alias Name: Midtown Texaco
Alias Name: Peavey Oil

Actual:
21 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Alias Name: Tillamook Texaco

Hazardous Release:

Substance ID.: 121983
Haz Release ID: 380579
Qty Released: 4,000 to 5,000 gallons
Date Released: May 25, 1989
Update Date: 12/02/1997
Update By: Not reported
Substance Code: ECD173
Substance Name: GASOLINE
Substance Abbrev.: Not reported
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Comment ID: 303372
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303373
Release Code: General Comments
Release Comments: 4,000 to 5,000 gallons on 6/25/89, 20 to 200 gallons on 12/10/91, and evidently other historic releases.
Decode for Relcomcd: General Comments
Comment ID: 303374
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342344
Feature Id: Not reported
Hazard Release Id: 380579
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 5 feet bgs
Start Date: 04/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,980 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil
Sampling Result ID: 342345
Feature Id: Not reported
Hazard Release Id: 380579
Medium: 698

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 11/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 359,000 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 121982
Haz Release ID: 380580
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: ECD169
Substance Name: DIESEL - FUEL OIL
Substance Abbrev.: Not reported
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Comment ID: 303369
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303370
Release Code: General Comments
Release Comments: Soil and groundwater contamination from undocumented release.
Decode for Relcomcd: General Comments
Comment ID: 303371
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342339
Feature Id: Not reported
Hazard Release Id: 380580
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 5 feet bgs

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Start Date: 04/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 7,240 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil
Sampling Result ID: 342341
Feature Id: Not reported
Hazard Release Id: 380580
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 11/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 153,000 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 121988
Haz Release ID: 380581
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: ECD198
Substance Name: OIL - LUBRICATING
Substance Abbrev.: Not reported
Substance Category ID: 8531
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8531
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Comment ID: 303375
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303376
Release Code: General Comments
Release Comments: Oil stained surface soils observed near soil remediation stockpile (20 sq ft; 8/31/95); near tank farm loading rack (6/3/93); near southwest corner of the service station (10/16/91).
Decode for Relcomcd: General Comments
Comment ID: 303377

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342347
Feature Id: Not reported
Hazard Release Id: 380581
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 11/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,330 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 121608
Haz Release ID: 380582
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: 71-43-2
Substance Name: BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319178
Sub Alias Name: BENZOL
Substance Alias ID: 319179
Sub Alias Name: COAL NAPHTHA
Substance Alias ID: 319180
Sub Alias Name: CYCLOHEXATRIENE
Substance Alias ID: 319181
Sub Alias Name: PHENE
Substance Alias ID: 319182
Sub Alias Name: PYROBENZOL
Comment ID: 303365
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303366

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Release Code: General Comments
Release Comments: gasoline component
Decode for Relcomcd: General Comments
Comment ID: 303367
Release Code: Media Contamination Footnote
Release Comments: Groundwater sample exceeded instrument calibration range.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303368
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342337
Feature Id: Not reported
Hazard Release Id: 380582
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 06/16/1989
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: at least 53,370 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater
Sampling Result ID: 342338
Feature Id: Not reported
Hazard Release Id: 380582
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 15 feet bgs
Start Date: 03/28/1989
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 51,000 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 120883
Haz Release ID: 380583
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: 108-88-3
Substance Name: TOLUENE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Substance Abbrev.: Not reported
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316466
Sub Alias Name: BENZENE,METHYL-
Substance Alias ID: 316467
Sub Alias Name: METHACIDE
Substance Alias ID: 316468
Sub Alias Name: METHYLBENZENE
Substance Alias ID: 316469
Sub Alias Name: METHYLBENZOL
Substance Alias ID: 316470
Sub Alias Name: PHENYLMETHANE
Substance Alias ID: 316471
Sub Alias Name: TOLUOL
Comment ID: 303356
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303357
Release Code: General Comments
Release Comments: gasoline component
Decode for Relcomcd: General Comments
Comment ID: 303358
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342348
Feature Id: Not reported
Hazard Release Id: 380583
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 5 feet bgs
Start Date: 04/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 180 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil
Sampling Result ID: 342349
Feature Id: Not reported
Hazard Release Id: 380583

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/01/1990
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 87,850 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 120781
Haz Release ID: 380584
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: 100-41-4
Substance Name: ETHYLBENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316146
Sub Alias Name: ETHYLBENZOL
Substance Alias ID: 316147
Sub Alias Name: PHENYLETHANE
Comment ID: 303353
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303354
Release Code: General Comments
Release Comments: gasoline component
Decode for Relcomcd: General Comments
Comment ID: 303355
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342342
Feature Id: Not reported
Hazard Release Id: 380584
Medium: 703
Substance Abbrev.: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 5 feet bgs
Start Date: 04/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 563 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil
Sampling Result ID: 342343
Feature Id: Not reported
Hazard Release Id: 380584
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 06/16/1989
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 15,770 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 121051
Haz Release ID: 380585
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs
Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Comment ID: 303359
Release Code: Data Sources

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303360
Release Code: General Comments
Release Comments: gasoline component
Decode for Relcomcd: General Comments
Comment ID: 303361
Release Code: Release Containment
Release Comments: Site operated a product recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342350
Feature Id: Not reported
Hazard Release Id: 380585
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 5 feet bgs
Start Date: 04/11/1991
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 2,221 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil
Sampling Result ID: 342351
Feature Id: Not reported
Hazard Release Id: 380585
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/01/1990
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 60,650 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 121135
Haz Release ID: 380586
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: 1634-04-4
Substance Name: METHYL-tert-BUTYL ETHER
Substance Abbrev.: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Substance Alias ID: 317225
Sub Alias Name: BUTYL METHYL ETHER,tert-
Substance Alias ID: 317226
Sub Alias Name: METHOXY-2-METHYL PROPANE,2-
Substance Alias ID: 317227
Sub Alias Name: MTBE
Comment ID: 303362
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303363
Release Code: General Comments
Release Comments: fuel additive (anti-knock additive for premium unleaded gasoline)
Decode for Relcomcd: General Comments
Comment ID: 303364
Release Code: Release Containment
Release Comments: Site has product recovery system, but it has evidently not operated since sometime in mid- to late 1995.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342346
Feature Id: Not reported
Hazard Release Id: 380586
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 03/23/1994
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 53,000 ug/l
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Groundwater

Substance ID.: 122012
Haz Release ID: 380601
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/23/1996
Update By: Not reported
Substance Code: ECD275
Substance Name: TOTAL PETROLEUM HYDROCARBONS (TPH)
Substance Abbrev.: Not reported
Substance Category ID: 8540
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8540
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Comment ID: 303378
Release Code: Data Sources
Release Comments: DEQ Water Quality file and Cleanup Program files.
Decode for Relcomcd: Data Sources
Comment ID: 303379
Release Code: General Comments
Release Comments: Generalized petroleum.
Decode for Relcomcd: General Comments
Comment ID: 303380
Release Code: Release Containment
Release Comments: Site operated a petroleum recovery system and excavated contaminated soils.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342352
Feature Id: Not reported
Hazard Release Id: 380601
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 3 feet bgs
Start Date: 06/05/1989
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 7,800 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Narrative:

NARR ID: 5736163
NARR Code: Site Contacts
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NardID: Site Contacts
NARR Comments: Amy B. Hendrickson, Environmental Engineer, David Brown & Associates, Inc., 434 NW 19th Avenue, Portland, OR 97209, (503) 796-7690, FAX: (503) 796-7691. Paul Horton, Peavey Oil Company, P.O. Box 787, 101 N Highway 99, McMinnville, OR 97128.

NARR ID: 5736164
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 03/11/2003
Decode for NardID: Contamination
NARR Comments: (9/16/96 SMF/SAS) The site is an AST-supplied gasoline service station located along a commercial strip on Highway 101 just north of downtown Tillamook. Both soils and groundwater are contaminated with gasoline, diesel, and BTEX. The highest benzene concentrations in soils have been detected 15 feet bgs, while the groundwater table is only 0.5 to 4 feet bgs. Groundwater contamination extends onto

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

neighboring properties to the north and south, and may have entered a utility corridor along Highway 101. (3/10/03 BLR/SRP) Interim removal actions were performed to address contaminated soils and groundwater. As a result of these removal actions, contaminant concentrations were substantially reduced. A Risk Assessment, which was performed to evaluate residual risk from remaining contamination, determined no unacceptable risk when compared to Risk-Based Concentrations (RBCs) identified for complete exposure pathways.

NARR ID: 5736165
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 03/18/2003
Decode for NARCD: Data Sources

NARR Comments: Investigation and quarterly groundwater monitoring reports prepared for site. Reports submitted to DEQ Water Quality section (spill response). Remedial Soil Excavation Report, November 20, 1998. Second Draft RI and IRAM Report, July 27, 2001. Second Draft Remedial Investigation and Interim Removal Action Measure Report, dated July 27, 2001, and Final Risk Assessment Baseline Human Health and Screening Ecological Risk Assessment, dated April 23, 2002.

NARR ID: 5736166
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Hazardous Substance/Waste Types

NARR Comments: Petroleum products (gasoline, diesel fuel, oil) and their components

NARR ID: 5736167
NARR Code: Site Location
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Site Location

NARR Comments: Located 0.25 miles north of downtown Tillamook, along a commercial strip that borders US Highway 101. (North Main Street is North Highway 101).

NARR ID: 5736168
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Manner of Release

NARR Comments: Evidently multiple historic site releases. A 4,000- to 5,000-gallon gasoline release from a subsurface fuel line occurred during April-May 1989. A second gasoline release of 20 to 200 gallons occurred 12/91, when a gasoline AST was inadvertently overfilled.

NARR ID: 5736169

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

NARR Code: Media Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 03/18/2003

Decode for NARR Code: Media Contamination

NARR Comments: Subsurface soils (to at least 15 feet bgs) and shallow groundwater (as shallow as 0.5 feet bgs). Gasoline vapors were reported at the former Gabby's Restaurant (to the north) in the past.

NARR ID: 5736170

NARR Code: Site Ownership
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NARR Code: Site Ownership

NARR Comments: Facility has been a service station since 1956. Peavey Oil Company owns the site, and was leasing it to Merritt Truax, Inc., when the 1989 and 1991 petroleum releases occurred. There are indications of historic releases at the site, however.

NARR ID: 5736171

NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 03/18/2003

Decode for NARR Code: Pathways & Other Hazards

NARR Comments: The site is bordered on the west by wetlands, on the south by a Dairy Queen Drive-In Restaurant, on the north by a restaurant, and on the east by Highway 101. The service station was constructed on backfilled wetlands. The existing wetland area is federally recognized. Nearby Hoquarten Slough is a spawning area for ODF&W-recognized threatened anadromous species, but is far enough from the facility or is upgradient and not significantly impacted by contamination.

NARR ID: 5736172

NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 03/18/2003

Decode for NARR Code: Remedial Action

NARR Comments: (9/16/96 SMF/SAS) The site has been handled as a spill response, through DEQ's Water Quality section. However, the site exceeds the scope of spill response (releases occurred in 1989 and 1991). The full extent of soil and groundwater contamination at the site has not been defined. Soils and groundwater need to be examined for metals (lead/cadmium) and PAHs. The site's product-recovery system, for treating contaminated groundwater (which began operating in 1989) ceased operation in mid 1995. The IRAMs conducted at the site include soil excavations in 1998 (1,074 tons soil to River Bend Landfill) and in 2000 (1,043 tons soil to Hillsboro Landfill). The 2000 IRAM also included extraction and treatment of 16,500 gallons of contaminated groundwater from the excavation. (3/11/03 BLR/SRP) DEQ concluded its

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

evaluation of the environmental conditions at the site and proposed a No Further Action (NFA) determination. Public notice was published in the Secretary of States bulletin and the Oregonian. No comments were received and the NFA was issued on August 20, 2002. A Certificate of Completion was signed by DEQ on August 27, 2002, and the Consent Order was terminated. The facility will be removed from the CRL and Inventory of contaminated sites.

Administrative Action:

Action ID: 9437
Region: Northwestern Region
Complete Date: 02/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Northwestern Region
Complete Date: 02/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9499
Region: Northwestern Region
Complete Date: 02/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Inventory recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9503
Region: Northwestern Region
Complete Date: 02/28/1997
Rank Value: 93
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Remedial Investigation/Feasibility Study recommended
Further Action: High
Comments: Not reported

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9459
Region: Northwestern Region
Complete Date: 02/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: PRELIMINARY ASSESSMENT EQUIVALENT
Further Action: Not reported
Comments: Not reported

Action ID: 9412
Region: Northwestern Region
Complete Date: 08/20/2002
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Consent Order
Further Action: 0
Comments: Not reported

Action ID: 9486
Region: Northwestern Region
Complete Date: 08/20/2002
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Category: Remedial Action
Action Code Flag: False
Action: RISK ASSESSMENT
Further Action: 0
Comments: Not reported

Action ID: 9484
Region: Northwestern Region
Complete Date: 08/28/2001
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: REMEDIAL INVESTIGATION
Further Action: Not reported
Comments: Not reported

Action ID: 9442
Region: Northwestern Region
Complete Date: 07/27/2001
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NEGOTIATIONS
Further Action: 0
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 09/16/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9517
Region: Northwestern Region
Complete Date: 03/31/1997
Rank Value: Not reported
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Action Code Flag: False
Action: SRS Waiting List
Further Action: 0
Comments: Not reported

Action ID: 9465
Region: Northwestern Region
Complete Date: 04/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9467
Region: Northwestern Region
Complete Date: 04/28/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9439
Region: Headquarters
Complete Date: 06/24/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9438
Region: Headquarters
Complete Date: 06/24/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9414
Region: Northwestern Region
Complete Date: 08/27/2002
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/18/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Certification of Completion
Further Action: 0
Comments: Not reported

Action ID: 9474
Region: Northwestern Region
Complete Date: 03/18/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/18/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Delisting from Confirmed Release List recommended
Further Action: 0
Comments: Not reported

Action ID: 9475
Region: Northwestern Region
Complete Date: 03/18/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/18/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Delisting from Inventory recommended
Further Action: 0
Comments: Not reported

Action ID: 9417
Region: Northwestern Region
Complete Date: 03/20/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/20/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility delisted from Confirmed Release List

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PRIDE OF OREGON TEXACO STATION (Continued)

S109346076

Further Action: 0
Comments: Not reported

Action ID: 9418
Region: Northwestern Region
Complete Date: 03/20/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/20/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility delisted from Inventory List
Further Action: 0
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: 03/20/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 07/14/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Operations:

Operation Id: 133195
Operation Status: Active
Common Name: Pride of Oregon Texaco
Yrs of Operation: 1984 - present
Comments: AST-supplied service station with LP gas and automotive battery sales.
Updated Date: 06/20/2001
Updated By: jmw
Decode for OpstatID: Active
Operations SIC Id: 196350
SIC Code: 5541
Created By: Not reported
Created Date: 12/17/2002
Operations SIC Id: 196351
SIC Code: 5531
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G29 HEATING OIL TANK
SE 1905 4TH STREET
1/4-1/2 TILLAMOOK, OR 97141
0.324 mi.
1710 ft. Site 2 of 2 in cluster G

LUST S111247897
HSIS N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-97-0571
Cleanup Received Date: 07/31/1997
Cleanup Start Date: 07/31/1997
Cleanup Complete Date: 02/04/2000
Decode for Region: North West Region

Actual:
24 ft.

HSIS:
Facility Id: 107086
Chemical Is Extremely Hazardous Substance (EHS): Yes
Department Or Division Of Company: UTC OF THE NW (R0055L)
Facility Has Written Emergency Plan: Yes
Contains 112R: No
NAICS Code 1: 517110
NAICS Desc 1: WIRED TELECOMMUNICATIONS CARRIERS
NAICS Code 2: 000000
NAICS Desc 2: Not reported
Manager Name: GLENN F POST III
Business Phone: 2533725184
Mailing Address: 23315 66TH AVE S
Mailing City,St,Zip: KENT, WA 98032
No. of Employees: 2
Day Phone: 8668642255
Placard: Yes
Fire Dept Code: 0376
Sprinkler System: Yes
Emergency Contact: UNICALL
Emergency Procedure: Not reported
Business Type: TELECOMMUNICATIONS

Facility:
Facility Id: 107086
Physical State Of The Substance: 1
Physical State: SOLID
Average Amount Possessed During The Year Code: 30
Maximum Amount Possessed During The Year Code: 30
Applicable Unit Of Measure Code: 1
Description Of The Unit Of Measure: POUNDS
Type Code: R
Description: OTHER
Type Code: Not reported
Temperature Description: Not reported
Pressure of Code: 1
Pressure Description: NORMAL PRESSURE
Pressure of Code: Not reported
Pressure Description: Not reported
Temperature Description: NORMAL TEMPERATURE
Temperature of The Hazardous Substance Code: 4
Temperature Description: Not reported
Temperature of The Hazardous Substance Code: Not reported
Days Hazardous Substance On Site During Year: 365
Is The Substance Protected A Trade Secret: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

HEATING OIL TANK (Continued)

S111247897

Description Of The Max Qnty Code: 10,000-49,999
Description Of The Avg Qnty Code: 10,000-49,999
Most Hazardous Ingridient: SULFURIC ACID
United Nations/north America 4 Digit Class Number: 2794
Hazard Rank: 4
EHS Ingridient: SULFURIC ACID
Substance Pure: False
Substance Mix: True
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Corrosive Material
Third Hazardous Class Code For Chemical: Chronic Health Hazard
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 8.0
Hazard Class 3 Of The Chemical: 6.4

Chemical:
United Nations/north America 4 Digit Class Number: 2794
Chemical Abstract Service Identifier Number: 7664939
Chemical Is Extremely Hazardous Substance (EHS): No
First Hazardous Class Code For Chemical: Acute Health Hazard
Second Hazardous Class Code For Chemical: Corrosive Material
Third Hazardous Class Code For Chemical: Chronic Health Hazard
Hazard Class 1 Of The Chemical: 6.3
Hazard Class 2 Of The Chemical: 8.0
Hazard Class 3 Of The Chemical: 6.4
Chemical Is A Toxic 313 Chemical: No
EPA Pesticide Registration Number: Not reported
Contains 112R: No
Contains EHS: Yes
Fertilizer: No
Pesticide: No
Contains 313: Yes

J30 HEATING OIL TANK
ESE 301 MAIN ST
1/4-1/2 TILLAMOOK, OR 97142
0.324 mi.
1711 ft. Site 1 of 2 in cluster J

LUST **S108246858**
N/A

Relative: LUST:
Higher Region: North Western Region
Facility ID: 29-06-1280
Actual: Cleanup Received Date: 07/16/2006
25 ft. Cleanup Start Date: 07/17/2006
Cleanup Complete Date: **Not reported**
Decode for Region: **North West Region**

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

I31 **STRANAHAN LAUNDRY (FORMER)**
ESE **209 PACIFIC AVE.**
1/4-1/2 **TILLAMOOK, OR 97141**
0.335 mi.
1768 ft. **Site 2 of 2 in cluster I**

ECSI **S109346105**
VCP **N/A**

Relative:
Higher

ECSI:

Actual:
25 ft.

State ID Number: 5039
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 831
Investigation: Suspect
FACA ID: 108179
Further Action: 0
Lat/Long (dms): 45 27 24.50 / -123 50 34.40
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: 3700, 3900; tax map 1S0930-BC
Size: 0.2 acre
NPL: False
Orphan: False
Updated By: KTHIESS
Update Date: 02/10/2015
Created Date: 07/14/2008
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: Suspect
Decode For Legislative: Owner, operator or other party under agreement, order or consent decree under ORS 465.200 or 465.420

Alias Name: Stranahan Laundromat

Narrative:

NARR ID: 5753789
NARR Code: Contamination
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012
Decode for NarcdIDontamination

NARR Comments: Approximately 375 cubic yards of fuel oil-contaminated soil was removed from the site from two excavations in 1999. In addition, approximately 4100 gallons of contaminated groundwater were removed from the excavations. This remediation effort removed the most concentrated fuel-oil contamination from the site. Excavation margin soil samples and drilling data indicate that approximately 1000 cubic yards of petroleum-contaminated soil may remain at the site. The need for further soil remediation will be made based on an evaluation of risk to site users from chemicals in the remaining petroleum-contaminated soil. Drilling at the site in 2008 resulted in the discovery of the dry cleaning solvent tetrachloroethylene (PERC) and breakdown products in site soil and groundwater. This nature and

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STRANAHAN LAUNDRY (FORMER) (Continued)

S109346105

extent of these solvents has not yet been determined.

NARR ID: 5753792
NARR Code: Data Sources
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/20/2012

Decode for NARCD: Data Sources

NARR Comments: 2008, Grant Associates. Proposal for HOT Closure Using Risk-Based Cleanup with Restrictions, Work Plan for Additional Site Characterization for Dry Cleaning VOCs, Former Stranahan's Laundromat. Oct. 31. (report downloaded to this ECSI site)

NARR ID: 5753787
NARR Code: General Site Description
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012

Decode for NARCD: General Site Description

NARR Comments: The site is located at 209 Pacific Ave., Tillamook Oregon in a coastal area approximately 25 foot in elevation. The site is 90 by 95 feet and currently provides 30 parking spaces. The property zoning is ***town center district/central commercial***. The site is currently a paved parking lot in downtown of Tillamook. Properties surrounding the site are typically commercial with Tillamook City Hall on the adjacent eastern property. Commercial properties may have residential units on stories above sidewalk level. A motel/condominium building is located west of the site.

NARR ID: 5753793
NARR Code: Hazardous Substance/Waste Types
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012

Decode for NARCD: Hazardous Substance/Waste Types

NARR Comments: Fuel oil (benzo(a)pyrene, ethyl benzene, naphthalene) Soil and groundwater
Dry cleaning solvent (tetrachloroethylene, trichloroethylene, CIS-1,2, Dichloroethene) Soil and groundwater

NARR ID: 5753790
NARR Code: Land Use (Current/Reasonably Likely)
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012

Decode for NARCD: Land Use (Current/Reasonably Likely)

NARR Comments: The current land use is a parking lot. It is anticipated that this site will continue to be used as a parking lot in the future.

NARR ID: 5753794
NARR Code: Manner of Release
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STRANAHAN LAUNDRY (FORMER) (Continued)

S109346105

Updated Date: 01/12/2012
Decode for NARCD: Manner of Release
NARR Comments: Release from underground storage tanks (fuel oil). Manner of release of dry cleaning solvents is unknown.

NARR ID: 5753803
NARR Code: Media Contamination
Created By: KTHIESS
Created Date: 01/20/2012
Updated By: KTHIESS
Updated Date: 01/20/2012
Decode for NARCD: Media Contamination
NARR Comments: On-site media with documented contamination: Soil and groundwater
Types of contamination documented at the site: Chlorinated solvents characteristic of dry-cleaning operations, petroleum hydrocarbons typical of diesel fuel and heating oils. This contamination present above background levels: Yes
Groundwater maximum contaminant values include: diesel - 36.6 ug/l oil - 19.2 ug/l ethyl-Benzene - 235 ug/l naphthalene - 95.5 ug/l tetrachloroethylene (PERC) - 10.1 ug/l trichloroethylene (TCE) - 84.8 ug/l cis-1,2-dichloroethene - 504 ug/l
Soil maximum contaminant values away from remedial excavations include: diesel - 2900 mg/kg oil - 2580 mg/kg

NARR ID: 5753791
NARR Code: Pathways Other Hazards
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012
Decode for NARCD: Pathways & Other Hazards
NARR Comments: Groundwater at the site is encountered between 10 and 15 feet below the ground surface. This depth also correlates with a sandy gravel and gravel horizon. Groundwater is able to move quickly in a gravel aquifer. In this case, the gravel may provide a pathway for rapid dispersal of site contaminants to the surrounding area.

NARR ID: 5753796
NARR Code: Remedial Action
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012
Decode for NARCD: Remedial Action
NARR Comments: Additional remedial action may be required at this site following the completion of proposed additional investigation and sampling.

NARR ID: 5753795
NARR Code: Health Threats
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012
Decode for NARCD: Health Threats
NARR Comments: People may be exposed to some of all of the hazardous chemicals released at the site: *During construction and excavation work, *By physically contacting subsurface soils and groundwater, *By drinking groundwater from the site, *By being exposed to vapors from these

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STRANAHAN LAUNDRY (FORMER) (Continued)

S109346105

chemicals which may accumulate in buildings within the area affected by the spread of these chemicals.

NARR ID: 5753788
NARR Code: Site History
Created By: KTHIESS
Created Date: 01/12/2012
Updated By: KTHIESS
Updated Date: 01/12/2012
Decode for NarcdID: Site History

NARR Comments: The site was formerly occupied by Stranahan's Laundry, a commercial laundry and dry cleaning business. This business operated from approximately the 1950s to the mid-1990s. The laundry building was demolished in 1998 and the property has been used as a parking lot since that time. The laundry and dry cleaning business utilized three underground storage tanks to store fuel oil for boilers and furnaces. These tanks were located beneath the northeastern corner of the property. The capacity of the tanks were 10,000 gallons, 1,000 gallons, and 675 gallons. In 1999, these tanks were decommissioned and removed. Contamination in soil and groundwater was found associated with with these tanks.

NARR ID: 5754439
NARR Code: 1922
Created By: KTHIESS
Created Date: 01/03/2013
Updated By: KTHIESS
Updated Date: 02/10/2015

Decode for NarcdID: Current Site Summary Statement

NARR Comments: Project on-hold Feb. 2015. DEQ requested additional site investigation to determine nature and extent of site contaminants especially dry cleaning solvents in 2012. Project is on hold.

Administrative Action:

Action ID: 9511
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 01/06/2012
Decode for AgencyID: Department of Environmental Quality
Decode for RegionID: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE INVESTIGATION
Further Action: 0
Comments: Not reported

Action ID: 9520
Region: 0
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 01/12/2012
Decode for AgencyID: Department of Environmental Quality
Decode for RegionID: Not reported
Category: Remedial Action
Action Code Flag: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STRANAHAN LAUNDRY (FORMER) (Continued)

S109346105

Action: EXPANDED PRELIMINARY ASSESSMENT
Further Action: 0
Comments: Not reported

Action ID: 9498
Region: 0
Complete Date: 01/04/2012
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/29/2012
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: 0
Comments: Not reported

Action ID: 9499
Region: 0
Complete Date: 01/04/2012
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/29/2012
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Listing Action
Action Code Flag: False
Action: Proposal for Inventory recommended
Further Action: 0
Comments: Not reported

Action ID: 9465
Region: 0
Complete Date: 04/17/2012
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/29/2012
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: 0
Comments: Not reported

Action ID: 9467
Region: 0
Complete Date: 04/17/2012
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/29/2012
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Inventory

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STRANAHAN LAUNDRY (FORMER) (Continued)

S109346105

Further Action: 0
Comments: Not reported

Action ID: 9431
Region: 0
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 08/06/2013
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Listing Action
Action Code Flag: False
Action: Place on hold
Further Action: 0
Comments: Not reported

Action ID: 9424
Region: Not reported
Complete Date: 07/14/2008
Rank Value: Not reported
Cleanup Flag: False
Created Date: 07/14/2008
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9470
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 07/14/2008
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Other remedial or investigative action recommended
Further Action: High
Comments: Not reported

VCS:

ECS Site ID: 5039
Facility Size: 0.2 acre
Action: SITE INVESTIGATION
Start Date: 01/04/2012
End Date: Not reported
Program: VCP
Latitude: 45.4568
Longitude: -123.8429

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

K32 **UNION OIL SERVICE STATION - TILLAMOOK**
ENE **540 MAIN AVE. N**
1/4-1/2 **TILLAMOOK, OR 97141**
0.354 mi.
1869 ft. **Site 1 of 2 in cluster K**

ECSI **S103303334**
VCP **N/A**

Relative:
Higher

Actual:
21 ft.

ECSI:
State ID Number: 1916
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: No Further Action
FACA ID: 40446
Further Action: 0
Lat/Long (dms): 45 27 45.70 / -123 50 42.00
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 10.00
Range Zone: W
Section Coord: 25
Qtr Section: AAAD
Tax Lots: R1S10 25AA 00200 (part)
Size: Approx. 0.25 acre
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 09/11/1996
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Not reported
Alias Name: Dean Motors Inc.
Alias Name: NAC Construction
Alias Name: R&R Electric

Hazardous Release:

Substance ID.: 121983
Haz Release ID: 380610
Qty Released: Possible 1550 gallons or more
Date Released: 1956, October 12, 1962
Update Date: 10/10/1996
Update By: Not reported
Substance Code: ECD173
Substance Name: GASOLINE
Substance Abbrev.: Not reported
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Created Date: 12/17/2002
Comment ID: 303381
Release Code: Data Sources
Release Comments: Owner's statement (Wayne Dean); statements from former operator of nearby Tillamook Texaco station (Cyril Plumeau).
Decode for Relcomcd: Data Sources
Comment ID: 303382
Release Code: General Comments
Release Comments: Subsurface conditions are very likely anaerobic, and not likely to promote in-situ biodegradation. Groundwater can be as shallow as 0.5 feet bgs; site has asphalt lot cap.
Decode for Relcomcd: General Comments
Comment ID: 303383
Release Code: Media Contamination Footnote
Release Comments: Soils and groundwater
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303384
Release Code: Release Containment
Release Comments: Site has asphalt lot (asphalt cap). Substances released subsurface, or at gasoline pump pit, could discharge to storm sewers, or to buried utility line beddings.
Decode for Relcomcd: Release Containment

Narrative:

NARR ID: 5736174
NARR Code: Site Contacts
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 03/15/2005
Decode for NARR ID: Site Contacts
NARR Comments: Kevin Dean, Box 334, 3807 3rd Street, Tillamook, OR 97141, (503) 842-5541 Unocal Project Manager
Mr. Paul Lindquist Project Manager 276 Tank Farm Road P.O. Box 1069 San Luis Obispo, CA 93406 (805) 547-5513 telephone (805) 547-5444 facsimile plindquist@unocal.com

NARR ID: 5736175
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005
Decode for NARR ID: Contamination
NARR Comments: The highest gasoline and diesel concentrations were detected in MW-3 and nearby direct-push borings, located near the gasoline USTs. The highest heavy oil concentration was detected in MW-5, located near the former waste oil UST. The distribution of site contamination is consistent with the former waste oil UST area and the former gasoline USTs being the primary sources for heavy oil and gasoline, respectively. The former hoist area also has localized heavy oil concentrations. Petroleum identified as diesel also was detected, but based on the laboratory chromatograms, was interpreted to be weathered heavy oil. Diesel fuel reportedly was never sold commercially at the station. The high levels of gasoline and heavy oil in direct-push soil and groundwater at each of the source areas suggests that localized areas of free-phase product are present. However, no evidence of free product has been observed in any of the monitoring wells. The monitoring well concentrations are

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

substantially lower than those reported for the direct push groundwater samples, and may be a result of fewer contaminated soil particulates in the well samples, or because the wells were not installed directly within the center of the localized source areas. The highest heavy oil contamination is localized in the waste oil tank and former hoist area, consistent with its expected low mobility. Low to moderate heavy oil concentrations were detected in the UST fuel line area. With the exception of lead detected in one soil sample, metals, PCBs, and PAHs, which are common constituents of waste oil, were not detected above screening levels. The BTEX plume in groundwater, and to a somewhat lesser extent, the gasoline plume, is bracketed by MW-4, MW-5, MW-2, and MW-1 to the west, northwest, north, and west, respectively. Moderate concentrations of gasoline were detected in MW-1 and MW-2 over a number of sampling events, but generally no BTEX detections were reported in these wells. BTEX detections in groundwater are generally limited to MW-3. With the exception of one detection of toluene in MW-2, BTEX were not detected in either MW-1 or MW-2, despite gasoline concentrations of 239 ug/L and 730 ug/L, respectively. This is an indication that the gasoline also weathered. Gasoline concentrations in groundwater attenuate by a factor of 10 or more between MW-3 (source area) and downgradient monitoring well MW-1, located near the eastern property boundary. Gasoline was detected in MW-1 in only 2 of 4 sampling events. The persistence of BTEX concentrations in the gasoline source area, and the age of the release (~ 30 years or more) suggests that bio-degradation of BTEX is limited. This is consistent with the high water table resulting in an anaerobic subsurface environment that is not conducive to aerobic biodegradation. Significant decreases in BTEX concentrations away from the source area likely result from dilution or mass reduction through volatilization.

NARR ID: 5736176
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005
Decode for NARCD: Data Sources

NARR Comments: Report: Vicinity Petroleum Releases, 460 N Main Street, Tillamook, OR, prepared for Pride of Oregon Stations, Inc., by RZA-AGRA, Inc., April 1992 (DEQ Water Quality file, Northwest Region). DEQ Phone Memo, September 18, 1996, Steve Fortuna to Cyril Plumeau, and DEQ Phone Memo, September 24, 1996, Steve Fortuna to Wayne Dean, both in site file. Wayne Dean written response to SAS Information Request. March 19, 2002 telephone conversation between Steve Fortuna (DEQ:SAS) and site owner Wayne Dean (DEQ Phone Memo). Additional information from DEQ file at Northwest Region for 460 N Main Street site (Midtown Texaco) through November 2001. Anderson Geological Inc. (2005), Phase One Environmental Site Assessment, 542 N. Highway 101, Tillamook Oregon, June 2005. Delta Environmental Consultants, Inc., 2003, Removal of Subsurface Features and Initial Site Assessment Report, Former Unocal Service Station No. 3951, 540 North Main Street, Tillamook, Oregon. July 30, 2003. DEQ, 2005, E-mail from Lynne Krueger (Tillamook County) to Mark Pugh, 9/15/2005. ENSR, 2004a, Preliminary Corrective Action Plan, May 2004. ENSR, 2004b, Proposed Work Plan, Monitoring Well Installation and Soil Sampling, November 11, 2004. ENSR, 2005a, Groundwater Monitoring Well Installation Summary Report,

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

July 28, 2005. ENSR, 2005b, Groundwater Monitoring Report, Third Quarter 2005, August 24, 2005. ENSR, 2005c, Level I Ecological Scoping Risk Assessment, August 2005. Secor International Inc., 2002, Final Risk Assessment Baseline Human Health and Screening Ecological Risk Assessment, Mid Town Texaco Oil Company, April 23, 2002.

NARR ID: 5736177
NARR Code: General Site Description
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005
Decode for NardID: General Site Description

NARR Comments: Unocal Corporation, a former operator at the site (as Union Oil) entered into a Letter Agreement with DEQ on October 1, 2002, to conduct a site investigation to address contamination related to the former gas station at the site (540 N. Main). The City of Tillamook, which is planning to purchase the property, evaluated potential environmental concerns on other portions of the site (i.e., 542 N. Main) by conducting the Phase I Investigation. The total property is approximately 2.5 acres and occupied by two steel frame buildings constructed from the 1960s through the 1980s, and a cinder block structure constructed in 1956 as a Union Oil service station. The northwest part of the property is vacant and covered with tall grass and blackberry. Nearly the entire site area appears to be constructed on infilled wetlands. A series of aerial photographs from the 1950s through the 1980s show the site evolving from being completely covered by trees to being substantially cleared and infilled. Solid waste piles reported to be soil mixed with household trash, in addition to old tires are located in the vacant field. The site has 3 known USTs that were reportedly decommissioned in place by Union Oil by backfilling with sand or concrete (early 1970s). Tank vent lines are located at the southwest corner of the remaining service station structure. USTs are located to the south of the structure. A drain field is apparently located to the west of the structure. Site surface, as well as that at most of the nearby businesses, is capped with asphalt. The site has an un-decommissioned waste oil UST beneath its lube bay. Hwy 101 north of downtown Tillamook (between Hoquarten Slough and Dougherty Slough) is lined with commercial businesses. Wetlands lie beyond the businesses (east and west).

NARR ID: 5736178
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005
Decode for NardID: Hazardous Substance/Waste Types

NARR Comments: Diesel, heavy oil, gasoline and associated components (BTEX, PCBs, lead) were contaminants of interest during the investigation.

NARR ID: 5736179
NARR Code: Site Location
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Decode for NardcID: Site Location

NARR Comments: Site is located on a commercial strip along US Highway 101, 0.25 miles north of downtown Tillamook, between Hoquarten Slough and Dougherty Slough. Land surface between the two sloughs is flat, and lies within the flood zone. Areas to the east and west of the commercial strip are wetlands. The site lies within the Tillamook Bay National Estuary.

NARR ID: 5736180
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NardcID: Manner of Release

NARR Comments: Site petroleum releases may have occurred by any, or all, of three different mechanisms. 1) Storm water runoff from the early facility's roof was said to have been directed down vent lines to the site's gasoline USTs, causing at least one of the facility's USTs to overflow its contents (possibly related to a release where as much as 300 gallons of free product were recovered). 2) Two of the site's three gasoline USTs were described by owner Wayne Dean as ***continually taking-on water,*** suggesting that the tanks may have been leaking before they were replaced (in about 1962) with ASTs (groundwater table in the area can be as shallow as 0.5 feet bgs, creating significant head pressure on USTs having even minor leaks). 3) During the Columbus Day Storm (October 12, 1962), a wind-blown sheet of plywood sheared off the facility's regular gasoline pump and its AST feed. The age of the site's waste oil UST (installed in 1953, but never decommissioned), and the area's shallow groundwater table, suggest that waste-oil releases are also a possibility at this site.

NARR ID: 5736181
NARR Code: Media Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NardcID: Media Contamination

NARR Comments: There is no written record or laboratory data documenting subsurface contamination at the site. Anecdotal information about historic fuel releases at the site suggests that subsurface petroleum contamination may, however, be present. Subsurface soils and shallow groundwater (groundwater table can be as shallow as 0.5 feet bgs at the site) may be contaminated. The site is capped with asphalt. Utility line bedding along the Highway 101 utility corridor might provide a preferential migration pathway for any site contaminants. Site owner Wayne Dean stated in a March 19, 2002 telephone conversation with DEQ SAS that apparent petroleum-contaminated soil was encountered at the site in 2000 or 2001 while excavating an on-site sewer line trench. According to Mr. Dean, apparent contaminated soil was stockpiled on-site on plastic sheeting, and was still present on-site at the time of the phone conversation, although the stockpile is no longer covered or bermed.

NARR ID: 5736182
NARR Code: Site Ownership

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NardcID: Site Ownership

NARR Comments: Site is currently owned by Wayne Dean. He began purchase of the site from Union Oil Company through a 1969 purchase agreement/contract. Union Oil is believed to have owned the site since 1953 and leased out the station. Mr. Dean indicated in a March 19, 2002 telephone conversation that he was attempting to sell the property, but that the prospective buyer was unwilling to purchase the property without assurance that no site contamination remained.

NARR ID: 5749297
NARR Code: Project Activity Status
Created By: JWAGGY
Created Date: 05/22/2007
Updated By: JWAGGY
Updated Date: 05/22/2007

Decode for NardcID: Project Activity Status

NARR Comments: Project file archived 5/11/2007.

NARR ID: 5736183
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005

Decode for NardcID: Pathways & Other Hazards

NARR Comments: Because the future use of the site will be for open space, there is little concern for contact with subsurface soil or groundwater. Direct contact with subsurface contamination could present a hazard for offutility trench workers, or result in vapor migration to nearby businesses, however, the levels of concern at the site are in localized areas, and there is no evidence of offsite contaminant migration. Based on prevailing groundwater flow to the east, wetlands to the west of the site are not being impacted by site groundwater. Contaminants could also enter storm sewers and utility line bedding, which could provide preferential migration pathways. A beneficial use survey for the area did not identify any nearby drinking water wells. The nearest municipal wells are about 1 mile from the site, and are drilled into deeper groundwater formations. There is no other beneficial use of shallow groundwater, and it is unlikely that deep groundwater has been impacted by site contamination given the presence of the ***bay mud*** deposit.

NARR ID: 5736184
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: MPUGH
Updated Date: 10/07/2005

Decode for NardcID: Remedial Action

NARR Comments: No known environmental investigations have been conducted at the site, although the owner has indicated that petroleum-contaminated soil was encountered at the site in 2000 or 2001 (while excavating an on-site sewer line trench), and approximately 16-18 cubic yards of

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

the soil was stockpiled on-site on plastic sheeting. (1/13/03 MTP/VCS) In response to DEQs request for a site investigation, Unocal, the former site owner and operator, entered the Voluntary Cleanup Program in October 2002, for oversight during site investigation and cleanup if needed. A work plan is currently in development to evaluate site contamination; field work is tentatively scheduled for February 2003.3/15/04 Initial field work consisting of direct push soil and groundwater sampling, and decommissioning of a waste oil tank was conducted in MAY and June 2003 in accordance with a work plan dated Feb 2003 and documented in a report dated July 30, 2003. A work plan for additional investigation was submitted to DEQ on Nov. 11, 2004, and implemented on November 15 and 16, 2004, and DEQ is awaiting the report. 10/7/05 Based on findings presented in a well installation report and groundwater monitoring report, contaminant concentrations in groundwater are protective of human health, and do not indicate significant migration. DEQ reviewed the existing environmental information for the site and concluded that the site does not present a significant threat to human health or the environment, and that no further action with certain conditions as identified below is warranted. Exceedences of human health screening criteria were noted for soil and groundwater, but given the localized and infrequent occurrence, the residual contamination is not considered to represent a significant risk to human health and the environment. The planned conversion of the site zoning to open space with no businesses, limited use as a recreational area, and no intrusive site activities will further reduce the risk of exposure to site contaminants. Because the site is protective for future planned use, and no remedy or control will be required by DEQ, it is appropriate to remove the site from the Confirmed Release List (CRL). As a condition of the NFA, the City must formally convert the site to open space and preclude development, and notify DEQ in the event of planned intrusive site activities. The proposed NFA finding is consistent with Oregon Revised Statutes (ORS) 465.200 through 465.455 and Oregon Administrative Rules (OAR) Chapter 340, Division 122, Sections 010 to 115. This NFA determination will be issued, provided no substantive public comments are received during the 30-day comment period in November, upon completion of the following tasks: An asbestos survey is completed for site structures, and if found, managed according to DEQ regulations. Waste generated during building demolition is managed according to applicable Federal, State and local jurisdiction regulations. If and when DEQ issues the NFA determination, the NFA will be conditional upon the following: The City of Tillamook rezoning the site property to open space. This will preclude future site development and/or other intrusive activities, and limit the exposure to contaminated soil and groundwater at the site. Site monitoring wells are appropriately abandoned per the State of Oregon Water Resource Department well abandonment rules. Any solid waste generated during the demolition and conversion of the property to open space use is managed according to all applicable County, State and Federal regulations. In the event that contaminated soil is to be disturbed and/or excavated, DEQ will be notified in writing of the activity and how the material is to be characterized and managed. Any intrusive site work should be performed only by appropriately trained personnel per OSHA 1910.120. Unless significant comments are received during the public comment period, an NFA letter will be issued.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

NARR ID: 5747296
NARR Code: Residual Risk Assessment
Created By: MPUGH
Created Date: 10/07/2005
Updated By: MPUGH
Updated Date: 10/07/2005
Decode for Narcd: Residual Risk Assessment

NARR Comments: Human Health Risk Assessment During the preliminary human health screening presented in the Preliminary CAP, occupational use was considered as a current and likely future beneficial land use. It was also assumed that the structures would remain, so the vapor intrusion into buildings also was evaluated as a potentially complete exposure pathway. In addition, direct contact with soil and groundwater was considered a potentially complete pathway. As summarized in Table 8, exceedences of human health screening criteria for soil are generally limited to samples collected in the immediate vicinity of either the former waste oil UST (heavy oil, diesel, lead), the former hydraulic hoist (heavy oil, diesel), or the three gasoline USTs (heavy oil). Exceedences of diesel and lead screening criteria are limited to 2 of 11 and 1 of 11 samples, respectively. Heavy oil concentrations exceed screening criteria in 5 of 11 samples. The heavy oil screening criteria is the DEQ UST Program Level II soil matrix cleanup level, and is not a risk-based standard. DEQs Risk-based Decision Making for the Remediation of Petroleum Contaminated Sites guidance contains procedures for determining a site specific cleanup level for heavy oil, which involves analysis for extractable petroleum hydrocarbons (EPH) and volatile petroleum hydrocarbons (VPH). Given the localized occurrence of highly elevated heavy oil concentrations, the low to moderate concentrations of other heavy oil detections, and the lack of heavy oil constituents (e.g., PAHs) at significant concentrations, DEQ did not require development of a site specific heavy oil cleanup level for soil. Based on these observations it does not appear that heavy oil presents a significant risk to human health. Table 9 presents a summary of risk screening criteria exceedences for groundwater. Exceedences are limited to direct-push groundwater samples collected from temporary borings installed near the former gasoline UST area (B-1, B-2, B-18). B-18 is located approximately 20 feet south of the UST nest, near MW-3. None of the groundwater concentrations in MW-3 exceed risk screening criteria. Although deeper groundwater has not been tested at the site, given the relatively localized occurrence of site contamination in shallow groundwater, the low permeability of the underlying silt unit and likely minimal vertical downward hydraulic gradient, and the low specific gravity (e.g., lighter than water) nature of the petroleum-related contamination, it is unlikely that site contamination has adversely impacted deep groundwater in the vicinity of the site. Ecological Risk Evaluation ENSR completed a Level I Ecological Risk Assessment Scoping for the site (ENSR, 2005c). DEQ generally concurred with the conclusions in the report that, based on the prevailing shallow groundwater flow direction and contaminant distribution, shallow groundwater does not discharge to the wetlands and does not provide a complete pathway to ecological receptors. Sampling data for MW-6 and MW-7, located generally between the main contaminant source areas and the wetlands, shows very low or non-detected concentrations. However, based on the presence of a storm drain line adjacent to the site, which in turn discharges to Hoquarten Slough, DEQ considered the storm drain to be a potential

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

pathway of ecological concern. Given the prevailing groundwater flow regime to east-northeast, shallow groundwater could be expected to intersect the and possibly infiltrate into the storm drain system along Highway 101. The storm drain discharges to Hoquarten Slough, which provides habitat for a number of threatened or endangered (T&E) species. Since benzene and lead concentrations in groundwater exceed DEQ Level II Screening Level Values (SLVs), shallow groundwater discharge to the storm drain line should have been considered a potential ecological pathway of concern and further discussed. As described above, storm water sampling was conducted for the Coast Tire site, which has similar hydrogeologic conditions and site setting, but with much higher contaminant concentrations. Based on that investigation DEQ concluded that significant groundwater infiltration was not occurring into the storm drain, or impacting Hoquarten Slough. Because site groundwater contamination is localized and at orders of magnitude lower than at the Coast Tire site and the storm drain system is of similar construction at both sites, DEQ has concluded that the storm drain is not likely to be a significant exposure pathway at the Union Oil site. Because there were no significant ecological exposure pathways identified at the site, DEQ concludes that conditions at the site are protective of ecologic receptors.

NARR ID: 5736185
NARR Code: Substances of Concern
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NardcID: Substances of Concern

NARR Comments: Gasoline and related constituents, including BTEX and lead. Any potential releases from the site's un-decommissioned waste oil UST might involve oil (and associated PAHs), solvents, PCBs, and/or toxic metals (lead, cadmium, chromium).

NARR ID: 5736186
NARR Code: Health Threats
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 05/14/2013

Decode for NardcID: Health Threats

NARR Comments: Based on the localized nature of residual contamination at the former service station, lack of contamination at other portions of the property, and the change in future site use, DEQ has determined site conditions to be protective of human health and the environment for the reasonably likely future site use. As a condition of the NFA, the City of Tillamook will rezone the site to Open Space, which will prevent future development or intrusive activities that could cause expose to contaminated soil and/or groundwater.

Administrative Action:

Action ID: 9443
Region: Northwestern Region
Complete Date: 02/13/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/13/2006

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9417
Region: Northwestern Region
Complete Date: 02/13/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/13/2006

Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility delisted from Confirmed Release List
Further Action: 0
Comments: Not reported

Action ID: 9418
Region: Northwestern Region
Complete Date: 02/13/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/13/2006
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility delisted from Inventory List
Further Action: 0
Comments: Not reported

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 09/18/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9437
Region: Northwestern Region
Complete Date: 10/02/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9459
Region: Northwestern Region
Complete Date: 11/20/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: PRELIMINARY ASSESSMENT EQUIVALENT
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Northwestern Region
Complete Date: 10/03/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9499
Region: Northwestern Region
Complete Date: 10/03/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Category: Listing Action
Action Code Flag: False
Action: Proposal for Inventory recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9477
Region: Northwestern Region
Complete Date: 06/09/2003
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Category: Remedial Action
Action Code Flag: False
Action: Refer to LUST Program
Further Action: 0
Comments: Information about un-decommissioned waste oil UST forwarded to UST/LUST Program (NWR) in 1996, referred back to CU June 2003 and file (log #29-03-0932) administratively closed.

Action ID: 9465
Region: Northwestern Region
Complete Date: 01/03/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9467
Region: Northwestern Region
Complete Date: 01/03/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9439
Region: Headquarters
Complete Date: 03/18/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9438
Region: Headquarters
Complete Date: 03/18/1997
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9502
Region: Northwestern Region
Complete Date: 03/21/2002
Rank Value: 100
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Remedial Investigation recommended (RI)
Further Action: High
Comments: Not reported

Action ID: 9440
Region: Northwestern Region
Complete Date: 02/13/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Letter Agreement
Further Action: 0
Comments: Not reported

Action ID: 9511
Region: Northwestern Region
Complete Date: 02/13/2006
Rank Value: Not reported
Cleanup Flag: False
Created Date: 03/15/2005
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Category: Remedial Action
Action Code Flag: False
Action: SITE INVESTIGATION
Further Action: 0
Comments: Not reported

Operations:

Operation Id: 133196
Operation Status: Inactive
Common Name: Dean Motors, Inc
Yrs of Operation: 1972 - 1992
Comments: Nissan Used Auto Dealership
Updated Date: 10/09/1996
Updated By: sxf
Decode for OpstatID: Inactive
Operations SIC Id: 196359
SIC Code: 5511
Created By: Not reported
Created Date: 12/17/2002
Operations SIC Id: 196360
SIC Code: 7532
Created By: Not reported
Created Date: 12/17/2002
Operations SIC Id: 196361
SIC Code: 7549
Created By: Not reported
Created Date: 12/17/2002
Operations SIC Id: 196362
SIC Code: 7538
Created By: Not reported
Created Date: 12/17/2002

Operation Id: 133197
Operation Status: Inactive
Common Name: Dean Motors, Inc.
Yrs of Operation: 1972 - 1990 (?)
Comments: Not reported
Updated Date: 09/24/1996
Updated By: sxf
Decode for OpstatID: Inactive
Operations SIC Id: 196355
SIC Code: 7549
Created By: Not reported
Created Date: 12/17/2002

Operation Id: 133198
Operation Status: Active
Common Name: NAC Construction
Yrs of Operation: 1996
Comments: Construction company offices.
Updated Date: 09/24/1996
Updated By: sxf
Decode for OpstatID: Active
Operations SIC Id: 196353
SIC Code: 1629
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

UNION OIL SERVICE STATION - TILLAMOOK (Continued)

S103303334

Operation Id: 133199
Operation Status: Inactive
Common Name: R&R Electric
Yrs of Operation: early - mid 1990s
Comments: Not reported
Updated Date: 09/24/1996
Updated By: sxf
Decode for OpstatID: Inactive
Operations SIC Id: 196354
SIC Code: 7629
Created By: Not reported
Created Date: 12/17/2002

Operation Id: 133200
Operation Status: Inactive
Common Name: Union Oil Service Station
Yrs of Operation: 1953 - 1972
Comments: USTs decommissioned in place in early 1970's, but replaced by ASTs in 1962.
Updated Date: 09/24/1996
Updated By: sxf
Decode for OpstatID: Inactive
Operations SIC Id: 196352
SIC Code: 5541
Created By: Not reported
Created Date: 12/17/2002

VCS:
ECS Site ID: 1916
Facility Size: Approx. 0.
Action: No Further State Action Required
Start Date: 02/13/2006
End Date: 02/13/2006
Program: VCS
Latitude: 45.4627
Longitude: -123.845

J33
ESE
1/4-1/2
0.358 mi.
1891 ft.

**THIRD STREET SHELL AND GROCERY
303 PACIFIC
TILLAMOOK, OR 97141**
Site 2 of 2 in cluster J

LUST U000432014
UST N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-01-0050
Cleanup Received Date: 09/20/2001
Cleanup Start Date: 09/19/2001
Cleanup Complete Date: **06/16/2005**
Decode for Region: **North West Region**

Actual:
26 ft.

UST:
Facility ID: 5095
Facility Telephone: (503) 842-2172
Permittee Name: Michael Sheldon
Number of Permitted Tanks: 3
Active Tanks: 3

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

THIRD STREET SHELL AND GROCERY (Continued)

U000432014

Decommissioned Tanks: 5
 Number of Tanks: 8

L34
ESE
 1/4-1/2
 0.361 mi.
 1904 ft.

FORMER FILLING STATION - 5TH & MAIN
410 MAIN AVE # 416
TILLAMOOK, OR 97141
 Site 1 of 2 in cluster L

LUST S116561734
N/A

Relative:
Higher

LUST:
 Region: North Western Region
 Facility ID: 29-14-0267
 Cleanup Received Date: 01/13/2014
 Cleanup Start Date: Not reported
Cleanup Complete Date: Not reported
Decode for Region: North West Region

Actual:
24 ft.

35
ESE
 1/4-1/2
 0.372 mi.
 1965 ft.

TILLAMOOK RIVERWALK PARK
EAST SIDE OF HWY 101, SOUTH OF HOQUARTEN SLOUGH NEAR 3RD AVE
TILLAMOOK, OR 97141

US BROWNFIELDS 1010416481
N/A

Relative:
Higher

US BROWNFIELDS:
 Recipient name: Oregon Dept. of Environmental Quality
 Grant type: Section 128(a) State/Tribal
 Property name: TILLAMOOK RIVERWALK PARK
 Property #: RiS0930BC tax lots 00100 and 00200
 Parcel size: 3.44
 Property Description: Former series of sawmills from about 1885 to 1950. The current use is open space with hiking trails.
 Latitude: 45.458889
 Longitude: -123.84161
 HCM label: Not reported
 Map scale: 1:24,000
 Point of reference: Not reported
 Datum: North American Datum of 1927
 ACRES property ID: 62182
 Start date: 01/06/2006 00:00:00
 Completed date: 01/06/2006 00:00:00
 Acres cleaned up: 3.44
 Cleanup funding: 3434
 Cleanup funding source: US EPA - State & Tribal Section 128(a) Funding
 Assessment funding: 14407.34
 Assessment funding source: US EPA - State & Tribal Section 128(a) Funding
 Redevelopment funding: Not reported
 Redev. funding source: Not reported
 Redev. funding entity name: Not reported
 Redevelopment start date: 11/01/2005 00:00:00
 Assessment funding entity: Not reported
 Cleanup funding entity: EPA
 Grant type: N/A
 Accomplishment type: Phase I Environmental Assessment
 Accomplishment count: 1
 Cooperative agreement #: 97056602
 Ownership entity: Government

Actual:
21 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK PARK (Continued)

1010416481

Current owner:	City of Tillamook
Did owner change:	N
Cleanup required:	Yes
Video available:	No
Photo available:	Yes
Institutional controls required:	N
IC Category proprietary controls:	Not reported
IC cat. info. devices:	Not reported
IC cat. gov. controls:	Not reported
IC cat. enforcement permit tools:	Not reported
IC in place date:	Not reported
IC in place:	Not reported
State/tribal program date:	Not reported
State/tribal program ID:	Not reported
State/tribal NFA date:	Not reported
Air contaminated:	Not reported
Air cleaned:	Not reported
Asbestos found:	Not reported
Asbestos cleaned:	Not reported
Controlled substance found:	Not reported
Controlled substance cleaned:	Not reported
Drinking water affected:	Not reported
Drinking water cleaned:	Not reported
Groundwater affected:	Not reported
Groundwater cleaned:	Not reported
Lead contaminant found:	Not reported
Lead cleaned up:	Not reported
No media affected:	Not reported
Unknown media affected:	Not reported
Other cleaned up:	Not reported
Other metals found:	Y
Other metals cleaned:	Not reported
Other contaminants found:	Not reported
Other contaminants found description:	Not reported
PAHs found:	Not reported
PAHs cleaned up:	Not reported
PCBs found:	Not reported
PCBs cleaned up:	Not reported
Petro products found:	Not reported
Petro products cleaned:	Not reported
Sediments found:	Not reported
Sediments cleaned:	Not reported
Soil affected:	Not reported
Soil cleaned up:	Not reported
Surface water cleaned:	Not reported
VOCs found:	Not reported
VOCs cleaned:	Not reported
Cleanup other description:	Not reported
Num. of cleanup and re-dev. jobs:	0
Past use greenspace acreage:	Not reported
Past use residential acreage:	Not reported
Past use commercial acreage:	Not reported
Past use industrial acreage:	3.44
Future use greenspace acreage:	Not reported
Future use residential acreage:	Not reported
Future use commercial acreage:	Not reported
Future use industrial acreage:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK PARK (Continued)

1010416481

Greenspace acreage and type: Not reported
Superfund Fed. landowner flag: Not reported
Arsenic cleaned up: Not reported
Cadmium cleaned up: Not reported
Chromium cleaned up: Not reported
Copper cleaned up: Not reported
Iron cleaned up: Not reported
mercury cleaned up: Not reported
nickel cleaned up: Not reported
No clean up: Not reported
Pesticides cleaned up: Not reported
Selenium cleaned up: Not reported
SVOCs cleaned up: Not reported
Unknown clean up: Not reported
Arsenic contaminant found: Not reported
Cadmium contaminant found: Not reported
Chromium contaminant found: Not reported
Copper contaminant found: Not reported
Iron contaminant found: Not reported
Mercury contaminant found: Not reported
Nickel contaminant found: Not reported
No contaminant found: Not reported
Pesticides contaminant found: Not reported
Selenium contaminant found: Not reported
SVOCs contaminant found: Not reported
Unknown contaminant found: Not reported
Future Use: Multistory Not reported
Media affected Bluiding Material: Not reported
Media affected indoor air: Not reported
Building material media cleaned up: Not reported
Indoor air media cleaned up: Not reported
Unknown media cleaned up: Not reported
Past Use: Multistory Not reported

Recipient name: Oregon Dept. of Environmental Quality
Grant type: Section 128(a) State/Tribal
Property name: TILLAMOOK RIVERWALK PARK
Property #: RiS0930BC tax lots 00100 and 00200
Parcel size: 3.44
Property Description: Former series of sawmills from about 1885 to 1950. The current use is open space with hiking trails.
Latitude: 45.458889
Longitude: -123.84161
HCM label: Not reported
Map scale: 1:24,000
Point of reference: Not reported
Datum: North American Datum of 1927
ACRES property ID: 62182
Start date: 01/06/2006 00:00:00
Completed date: 01/06/2006 00:00:00
Acres cleaned up: 3.44
Cleanup funding: 3434
Cleanup funding source: US EPA - State & Tribal Section 128(a) Funding
Assessment funding: 13737.66
Assessment funding source: US EPA - State & Tribal Section 128(a) Funding
Redevelopment funding: Not reported
Redev. funding source: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK RIVERWALK PARK (Continued)

1010416481

Redev. funding entity name:	Not reported
Redevelopment start date:	11/01/2005 00:00:00
Assessment funding entity:	Not reported
Cleanup funding entity:	EPA
Grant type:	N/A
Accomplishment type:	Phase II Environmental Assessment
Accomplishment count:	0
Cooperative agreement #:	97056602
Ownership entity:	Government
Current owner:	City of Tillamook
Did owner change:	N
Cleanup required:	Yes
Video available:	No
Photo available:	Yes
Institutional controls required:	N
IC Category proprietary controls:	Not reported
IC cat. info. devices:	Not reported
IC cat. gov. controls:	Not reported
IC cat. enforcement permit tools:	Not reported
IC in place date:	Not reported
IC in place:	Not reported
State/tribal program date:	Not reported
State/tribal program ID:	Not reported
State/tribal NFA date:	Not reported
Air contaminated:	Not reported
Air cleaned:	Not reported
Asbestos found:	Not reported
Asbestos cleaned:	Not reported
Controlled substance found:	Not reported
Controlled substance cleaned:	Not reported
Drinking water affected:	Not reported
Drinking water cleaned:	Not reported
Groundwater affected:	Not reported
Groundwater cleaned:	Not reported
Lead contaminant found:	Not reported
Lead cleaned up:	Not reported
No media affected:	Not reported
Unknown media affected:	Not reported
Other cleaned up:	Not reported
Other metals found:	Y
Other metals cleaned:	Not reported
Other contaminants found:	Not reported
Other contams found description:	Not reported
PAHs found:	Not reported
PAHs cleaned up:	Not reported
PCBs found:	Not reported
PCBs cleaned up:	Not reported
Petro products found:	Not reported
Petro products cleaned:	Not reported
Sediments found:	Not reported
Sediments cleaned:	Not reported
Soil affected:	Not reported
Soil cleaned up:	Not reported
Surface water cleaned:	Not reported
VOCs found:	Not reported
VOCs cleaned:	Not reported
Cleanup other description:	Not reported

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

TILLAMOOK RIVERWALK PARK (Continued)

1010416481

Num. of cleanup and re-dev. jobs: 0
 Past use greenspace acreage: Not reported
 Past use residential acreage: Not reported
 Past use commercial acreage: Not reported
 Past use industrial acreage: 3.44
 Future use greenspace acreage: Not reported
 Future use residential acreage: Not reported
 Future use commercial acreage: Not reported
 Future use industrial acreage: Not reported
 Greenspace acreage and type: Not reported
 Superfund Fed. landowner flag: Not reported
 Arsenic cleaned up: Not reported
 Cadmium cleaned up: Not reported
 Chromium cleaned up: Not reported
 Copper cleaned up: Not reported
 Iron cleaned up: Not reported
 mercury cleaned up: Not reported
 nickel cleaned up: Not reported
 No clean up: Not reported
 Pesticides cleaned up: Not reported
 Selenium cleaned up: Not reported
 SVOCs cleaned up: Not reported
 Unknown clean up: Not reported
 Arsenic contaminant found: Not reported
 Cadmium contaminant found: Not reported
 Chromium contaminant found: Not reported
 Copper contaminant found: Not reported
 Iron contaminant found: Not reported
 Mercury contaminant found: Not reported
 Nickel contaminant found: Not reported
 No contaminant found: Not reported
 Pesticides contaminant found: Not reported
 Selenium contaminant found: Not reported
 SVOCs contaminant found: Not reported
 Unknown contaminant found: Not reported
 Future Use: Multistory Not reported
 Media affected Bluiding Material: Not reported
 Media affected indoor air: Not reported
 Building material media cleaned up: Not reported
 Indoor air media cleaned up: Not reported
 Unknown media cleaned up: Not reported
 Past Use: Multistory Not reported

36
 ESE
 1/4-1/2
 0.376 mi.
 1986 ft.

TILLAMOOK COUNTY
201 LAUREL AVE
TILLAMOOK, OR 97141

LUST U000431996
UST N/A
OR HAZMAT

Relative:
Higher

LUST:
 Region: North Western Region
 Facility ID: 29-92-0303
 Cleanup Received Date: 10/20/1992
 Cleanup Start Date: 10/20/1992
Cleanup Complete Date: 06/26/1996
Decode for Region: North West Region

Actual:
25 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY (Continued)

U000431996

UST:

Facility ID: 3644
Facility Telephone: (503)842-5511
Permittee Name: THOMAS E DYE, MANAGER
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 4
Number of Tanks: 4

HAZMAT:

Responsible Party: Not reported
RP Company: Not reported
RP Address: Not reported
RP City,St,Zip: Not reported
Facility ID: 2010102
OERS Number: Not reported
Dept Rsp: Not reported
Narrative: Not reported
Property Loss: 0
Amount Released: Not reported
Service County: Not reported
Service Name: TILLAMOOK FIRE DIST
Incident Type: Not reported
Civilian Casualty Activity: Not reported
Chemical Name: Not reported
Hazmat Area Affected: Not reported
Hazmat Area Evacuated: Not reported
Hazmat Container Type: Not reported
Hazmat Physical State Released: Not reported
Hazmat Released Into: Not reported
Hazmat Released Volume Units: Not reported
Hazmat Released Weight Units: Not reported
Hazmat Released From: Not reported
Hazmat Area Affected Measurement: Not reported
Hazmat No. of People Evacuated: Not reported
Hazmat No of Buildings Evacuated: Not reported
Incident Content Loss: 0
Civilian Casualty Patient Disposition: Not reported
Remark: Not reported
Incident District: Not reported
Date Added: Not reported
Unit: Not reported
Agency Phone: Not reported
Osfm Incident Report Number: Not reported
Dept. Responding: Not reported
Person Making Report: Not reported
Title: Not reported
Agency: Not reported
Phone: Not reported
Date Of Incident: 04/06/2010
Call Time: Not reported
In Route: Not reported
Arrival: Not reported
Depart Scene: Not reported
Back In Quarters: Not reported
In Service: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK COUNTY (Continued)

U000431996

Dist Of Incident: Not reported
Were State Resources Used?: Not reported
Was Oers Notified?: Not reported
Oers Number: Not reported
Team Number: Not reported
Agency Report Number: Not reported
Unit: Not reported
Highway: Not reported
Mile Post: Not reported
Scene Type: Not reported
Area Type: Not reported
Responsible Party(ies): Not reported
Company: Not reported
Respcontact: Not reported
Address: Not reported
Resp City: Not reported
Resp State: Not reported
Resp ZipCode: Not reported
Phone: Not reported
Resp Phone2: Not reported
Weather: Not reported
Temperature: Not reported
Wind Speed: Not reported
Wind Direction: Not reported
Were Haz Materials Released?: Not reported
Operation Performed: Not reported
Cause: Not reported
Vehicle And Cargo: Not reported
Fixed Property: Not reported
Total Loss: Not reported
Hazmat Population Density: Not reported
HazMat Actions Taken - Description: Not reported
Hazmat Factors Contributing To Release: Not reported
Hazmat DOT Hazard Classification: Not reported
Hazmat CAS Number: Not reported
Hazardous Materials Release: Not reported
Fire Incident Type: Not reported
Property Use: Not reported
Latitude: Not reported
Longitude: Not reported
Hazmat Disposition: Not reported

L37
ESE
1/4-1/2
0.388 mi.
2047 ft.

**SUNSET SERVICE CHEVRON
403 PACIFIC AVE
TILLAMOOK, OR 97141**

Site 2 of 2 in cluster L

**LUST U004014988
UST N/A**

**Relative:
Higher**

LUST:
Region: North Western Region
Facility ID: 29-92-0086
Cleanup Received Date: 03/24/1992
Cleanup Start Date: 06/29/1992
Cleanup Complete Date: Not reported
Decode for Region: North West Region

**Actual:
25 ft.**

UST:

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

SUNSET SERVICE CHEVRON (Continued)

U004014988

Facility ID: 487
Facility Telephone: (503) 224-8500
Permittee Name: Marti Sharp
Number of Permitted Tanks: 4
Active Tanks: 4
Decommissioned Tanks: 7
Number of Tanks: 11

K38 US HIGHWAY 101 - HADLEY ROAD
ENE N MAIN ST (HWY 101) @ HADLEY RD
1/4-1/2 TILLAMOOK, OR 97141
0.389 mi.
2052 ft.

CRL 1006867259
ECSI N/A
FINDS

Site 2 of 2 in cluster K

**Relative:
Higher**

CRL:
Facility ID: 1889
Location ID: 40430
Status Code: LIS
Facility Status: Further Investigation of Area Facilities recommended
Lat/Long: 45.4635 / -123.8442

**Actual:
20 ft.**

ECSI:
State ID Number: 1889
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: Listed on the CRL/Inventory
FACA ID: 40430
Further Action: 258
Lat/Long (dms): 45 27 48.60 / -123 50 39.10
County Code: 29.00
Score Value: 82
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 10.00
Range Zone: W
Section Coord: 19
Qtr Section: DDDD
Tax Lots: Not reported
Size: 0.02 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 07/23/1996
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Medium
Decode For Investstat: Listed on the CRL/Inventory
Decode For Legislative: Not reported

Hazardous Release:
Substance ID.: 121994
Haz Release ID: 380519
Qty Released: Unknown
Date Released: Unknown

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Update Date: 09/24/1996
Update By: Not reported
Substance Code: ECD222
Substance Name: PETROLEUM
Substance Abbrev.: Not reported
Substance Category ID: 8533
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8533
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Comment ID: 303319
Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303320
Release Code: General Comments
Release Comments: Primarily as diesel fuel and oil. Gasoline components appear to be primarily BTEX and other related aromatics.
Decode for Relcomcd: General Comments
Comment ID: 303321
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303322
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342222
Feature Id: Not reported
Hazard Release Id: 380519
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 to 5.0 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,600 mg/kg (TPH)
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 122006
Haz Release ID: 380520
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Substance Code: ECD257
Substance Name: SOLVENTS
Substance Abbrev.: Not reported
Comment ID: 303323
Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303324
Release Code: General Comments
Release Comments: Total concentration (sum) of all potential solvent constituents by VOC.
Decode for Relcomcd: General Comments
Comment ID: 303325
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303326
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342223
Feature Id: Not reported
Hazard Release Id: 380520
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 381,540 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 121983
Haz Release ID: 380565
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported
Substance Code: ECD173
Substance Name: GASOLINE
Substance Abbrev.: Not reported
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Created Date: 12/17/2002
Comment ID: 303315
Release Code: Data Sources
Release Comments: ODOT Soil Sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303316
Release Code: General Comments
Release Comments: Gasoline detections appear to be due primarily to BTEX and related aromatic compounds.
Decode for Relcomcd: General Comments
Comment ID: 303317
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303318
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342300
Feature Id: Not reported
Hazard Release Id: 380565
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 to 5.0 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,800 mg/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 121587
Haz Release ID: 380566
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported
Substance Code: 67-64-1
Substance Name: ACETONE
Substance Abbrev.: Not reported
Substance Alias ID: 319114
Sub Alias Name: DIMETHYL KETONE
Substance Alias ID: 319115
Sub Alias Name: KETOPROPANE,beta-
Substance Alias ID: 319116
Sub Alias Name: PROPANONE,2-
Substance Alias ID: 319117
Sub Alias Name: PYROACETIC ETHER
Comment ID: 303305
Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Decode for Relcomcd: Data Sources
Comment ID: 303306
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303307
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342298
Feature Id: Not reported
Hazard Release Id: 380566
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 12,000 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 120884
Haz Release ID: 380567
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported
Substance Code: 108-90-7
Substance Name: CHLORO BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8508
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8508
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316472
Sub Alias Name: BENZENE CHLORIDE
Substance Alias ID: 316473
Sub Alias Name: BENZENE, CHLORO-
Substance Alias ID: 316474
Sub Alias Name: MCB
Substance Alias ID: 316475
Sub Alias Name: MONOCHLORO BENZENE
Substance Alias ID: 316476
Sub Alias Name: PHENYL CHLORIDE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Comment ID: 303302
Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303303
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303304
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342299
Feature Id: Not reported
Hazard Release Id: 380567
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 350 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 121868
Haz Release ID: 380568
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported
Substance Code: 91-20-3
Substance Name: NAPHTHALENE
Substance Abbrev.: Not reported
Substance Category ID: 8494
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8494
Substance Category: Semi-volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317793
Sub Alias Name: MOTH BALLS
Substance Alias ID: 317794
Sub Alias Name: NAPHTHENE
Substance Alias ID: 317795
Sub Alias Name: TAR CAMPHOR
Comment ID: 303312

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303313
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303314
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342303
Feature Id: Not reported
Hazard Release Id: 380568
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 4,800 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Substance ID.: 121639
Haz Release ID: 380569
Qty Released: Unknown
Date Released: Unknown
Update Date: 09/24/1996
Update By: Not reported
Substance Code: 7439-92-1
Substance Name: LEAD
Substance Abbrev.: Not reported
Substance Category ID: 8466
Substance Category: Inorganics
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8466
Substance Category: Inorganics
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319256
Sub Alias Name: PB
Comment ID: 303308
Release Code: Data Sources
Release Comments: ODOT soil sampling - June 1996
Decode for Relcomcd: Data Sources
Comment ID: 303309
Release Code: General Comments

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Release Comments: May be attributable to background lead in soils. Needs clarification.
Concentration appears to be about twice as high as expected for
Tillamook county.

Decode for Relcomcd: General Comments

Sampling Result ID: 342301

Feature Id: Not reported

Hazard Release Id: 380569

Medium: 703

Substance Abbrev.: Not reported

Unit Code: Not reported

Observation: False

Owner Operator: False

Lab Data: True

Sample Depth: 2.5 feet bgs

Start Date: 06/02/1996

End Date: Not reported

Min Concentration: Not reported

Max Concentration: Not reported

Sample Comment: 49 mg/kg

Last Update By: kpd

Update Date: 02/12/1997

Decode for MediumID: Soil

Substance ID.: 121643

Haz Release ID: 380570

Qty Released: Unknown

Date Released: Unknown

Update Date: 09/24/1996

Update By: Not reported

Substance Code: 7439-97-6

Substance Name: MERCURY

Substance Abbrev.: Not reported

Substance Category ID: 8467

Substance Category: Inorganics

Category Level: Not reported

Created By: Not reported

Created Date: 12/17/2002

Substance Category ID: 8467

Substance Category: Inorganics

Category Level: Not reported

Created By: Not reported

Created Date: 12/17/2002

Substance Alias ID: 319260

Sub Alias Name: HG

Substance Alias ID: 319261

Sub Alias Name: HYDRARGYRUM

Substance Alias ID: 319262

Sub Alias Name: LIQUID SILVER

Substance Alias ID: 319263

Sub Alias Name: QUICKSILVER

Comment ID: 303310

Release Code: Data Sources

Release Comments: ODOT soil sampling - June 1996

Decode for Relcomcd: Data Sources

Comment ID: 303311

Release Code: General Comments

Release Comments: May be attributable to background mercury concentrations in soils.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Needs clarification. Concentration appears to be about twice as high as might be expected for Tillamook County.

Decode for Relcomcd: General Comments

Sampling Result ID: 342302

Feature Id: Not reported

Hazard Release Id: 380570

Medium: 703

Substance Abbrev.: Not reported

Unit Code: Not reported

Observation: False

Owner Operator: False

Lab Data: True

Sample Depth: 2.5 feet bgs

Start Date: 06/02/1996

End Date: Not reported

Min Concentration: Not reported

Max Concentration: Not reported

Sample Comment: 0.14 mg/kg

Last Update By: kpd

Update Date: 02/12/1997

Decode for MediumID: Soil

Substance ID.: 120883

Haz Release ID: 380571

Qty Released: Unknown

Date Released: Unknown

Update Date: 09/24/1996

Update By: Not reported

Substance Code: 108-88-3

Substance Name: TOLUENE

Substance Abbrev.: Not reported

Substance Category ID: 8520

Substance Category: Volatiles

Category Level: Not reported

Created By: Not reported

Created Date: 12/17/2002

Substance Category ID: 8520

Substance Category: Volatiles

Category Level: Not reported

Created By: Not reported

Created Date: 12/17/2002

Substance Alias ID: 316466

Sub Alias Name: BENZENE,METHYL-

Substance Alias ID: 316467

Sub Alias Name: METHACIDE

Substance Alias ID: 316468

Sub Alias Name: METHYLBENZENE

Substance Alias ID: 316469

Sub Alias Name: METHYLBENZOL

Substance Alias ID: 316470

Sub Alias Name: PHENYLMETHANE

Substance Alias ID: 316471

Sub Alias Name: TOLUOL

Comment ID: 303299

Release Code: Data Sources

Release Comments: ODOT soil sampling - June 1996

Decode for Relcomcd: Data Sources

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Comment ID: 303300
Release Code: Media Contamination Footnote
Release Comments: Subsurface soils contaminated to at least 5 feet bgs.
Decode for Relcomcd: Media Contamination Footnote
Comment ID: 303301
Release Code: Release Containment
Release Comments: None. Contaminants may be migrating through utility line bedding.
Decode for Relcomcd: Release Containment
Sampling Result ID: 342304
Feature Id: Not reported
Hazard Release Id: 380571
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2.5 feet bgs
Start Date: 06/02/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 320,000 ug/kg
Last Update By: kpd
Update Date: 02/12/1997
Decode for MediumID: Soil

Narrative:

NARR ID: 5736041
NARR Code: Site Contacts
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NarcdID: Site Contacts
NARR Comments: ODOT Hazardous Substance specialists Doug Marsh (503-731-8301) and Mike Schroeder (503-731-8303, or cellular phone 503-784-7623). Henry Schmid, ODOT Region 1 Geology (503) 731-8299.

NARR ID: 5736042
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NarcdID: Contamination
NARR Comments: (9/9/96 SMF/SAS) Petroleum- and solvent-contaminated subsurface soils lie in the Highway 101 right-of-way, between 20 and 60 yards north of Hadley Road, 0.3 miles north of downtown Tillamook. The site is part of a 0.4 mile long commercial business strip along Highway 101, stretching between Hoquarten Slough to the north and Dougherty Slough to the south. Contamination at the site may include lead and mercury at about two times the expected background level. Utility corridor bedding (sand and gravel), and/or leaking sanitary or storm sewer lines, may be preferential contaminant pathways.

NARR ID: 5736043
NARR Code: Hazardous Substance/Waste Types

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002

Decode for NARCD Hazardous Substance/Waste Types

NARR Comments: Petroleum hydrocarbons as gasoline, diesel fuel, and heavier oils.
Also acetone, chlorobenzene, naphthalene, and possibly lead and/or mercury.

NARR ID: 5736045
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD Manner of Release
NARR Comments: unknown

NARR ID: 5736046
NARR Code: Media Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD Media Contamination

NARR Comments: Subsurface soil contamination at 2.5 to 5.0 feet bgs. Since local groundwater table is typically 0.5 to 4.0 feet bgs, groundwater contamination is also likely.

NARR ID: 5736047
NARR Code: Site Ownership
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD Site Ownership

NARR Comments: Highway 101 right-of-way is owned by the State of Oregon (Oregon Department of Transportation). Until a contamination source can be located, ODOT must be designated as the Responsible Party.

NARR ID: 5736048
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD Pathways & Other Hazards

NARR Comments: The area is generally surrounded by sloughs, wetlands, and agricultural pasture land. A federally-designated wetland lies 1,000 feet to the south of Highway 101. Sloughs are spawning areas for state-designated endangered salmonids. There are few nearby domestic or municipal wells. Local groundwater flow is generally to the east, but appears to be influenced by the tides and the sloughs. In the past, there were complaints of petroleum vapors entering a local restaurant (the former Gabby's Restaurant) during periods of heavy rainfall. (The area is prone to frequent flooding). Annual rainfall is about 101.5 inches. Tillamook Bay lies 1.5 miles to the west.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

NARR ID: 5736049
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR Code: Remedial Action
NARR Comments: (9/9/96 SMF/SAS) ODOT conducted soil boring and subsurface soil sampling in June 1996, then installed piezometers in the right-of-way. Utility trenchwork will begin in the area during the summer of 1997. The full extent of subsurface soil contamination has yet to be determined. Potential groundwater contamination has not been examined. Contaminated soils (and groundwater) have not been analyzed for PAHs. Background lead and mercury concentrations need to be determined.

NARR ID: 5736050
NARR Code: Health Threats
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR Code: Health Threats
NARR Comments: Primary concern is with utility trench workers that will be working at the site during the summer of 1997. Gabby's Restaurant historically complained of petroleum vapors in their business during periods of heavy rainfall, so release of vapors to nearby structures is a possibility. Potential for exposure during recreational activities (fishing, hunting, boating) along sloughs, or through consumption of potentially contaminated fish.

Administrative Action:

Action ID: 9488
Region: Northwestern Region
Complete Date: 01/14/1999
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing on Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9489
Region: Northwestern Region
Complete Date: 01/14/1999
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing on Inventory recommended
Further Action: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Comments: Not reported

Action ID: 9438
Region: Northwestern Region
Complete Date: 03/12/1999
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9439
Region: Northwestern Region
Complete Date: 03/12/1999
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9467
Region: Northwestern Region
Complete Date: 02/27/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Inventory
Further Action: Not reported
Comments: Not reported

Action ID: 9465
Region: Northwestern Region
Complete Date: 02/27/1998
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Action ID: 9459
Region: Northwestern Region
Complete Date: 09/09/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: PRELIMINARY ASSESSMENT EQUIVALENT
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 07/23/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9437
Region: Northwestern Region
Complete Date: 09/09/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9479
Region: Northwestern Region
Complete Date: 09/11/1996
Rank Value: 82
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Further Investigation of Area Facilities recommended
Further Action: Medium
Comments: Not reported

Action ID: 9498

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Region: Northwestern Region
Complete Date: 09/10/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9499
Region: Northwestern Region
Complete Date: 09/10/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Inventory recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 133177
Operation Status: Active
Common Name: Highway 101 Right-of-Way
Yrs of Operation: Prior to 1920 - present
Comments: Not reported
Updated Date: 09/09/1996
Updated By: sxf
Decode for OpstatID: Active
Operations SIC Id: 196347
SIC Code: 4789
Created By: Not reported
Created Date: 12/17/2002

FINDS:

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

US HIGHWAY 101 - HADLEY ROAD (Continued)

1006867259

Registry ID: 110014301843

Environmental Interest/Information System

OR-DEQ (Oregon - Department Of Environmental Quality) is a regulatory agency whose job is to protect the quality of Oregon's Environment. DEQ uses a combination of technical assistance, inspections and permitting to help public and private facilities and citizens understand and comply with state and federal environmental regulations.

39
ESE
1/4-1/2
0.426 mi.
2247 ft.

HEATING OIL TANK
2305 1ST STREET
TILLAMOOK, OR 97141

LUST S106777676
N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-04-1838
Cleanup Received Date: 09/13/2004
Cleanup Start Date: 09/14/2004
Cleanup Complete Date: 07/11/2005
Decode for Region: North West Region

Actual:
24 ft.

M40
SE
1/4-1/2
0.435 mi.
2298 ft.

CENTER MARKET
604 MAIN ST
TILLAMOOK, OR 97141
Site 1 of 2 in cluster M

LUST U000431976
UST N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-99-0529
Cleanup Received Date: 05/26/1999
Cleanup Start Date: 05/26/1999
Cleanup Complete Date: 01/14/2002
Decode for Region: North West Region

Actual:
24 ft.

Region: North Western Region
Facility ID: 29-07-0633
Cleanup Received Date: 05/09/2007
Cleanup Start Date: 04/30/2007
Cleanup Complete Date: Not reported
Decode for Region: North West Region

UST:
Facility ID: 4672
Facility Telephone: (503) 842-6186
Permittee Name: Bahadur Singh
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 6
Number of Tanks: 6

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

41
ENE
1/4-1/2
0.438 mi.
2310 ft.

COAST TIRE
635 MAIN AVE. N
TILLAMOOK, OR 97141

ECSI 1006844970
INST CONTROL N/A
VCP
BROWNFIELDS

Relative:
Higher

ECSI:

Actual:
20 ft.

State ID Number: 3784
 Brown ID: Brownfield Site - DEQ Tech Assistance
 Study Area: False
 Region ID: 2
 Legislative ID: 0
 Investigation: No Further Action
 FACA ID: 18164
 Further Action: 0
 Lat/Long (dms): 45 27 42.80 / -123 50 37.70
 County Code: 29.00
 Score Value: Not reported
 Cerclis ID: Not reported
 Township Coord.: 1.00
 Township Zone: S
 Range Coord: 9.00
 Range Zone: W
 Section Coord: 30
 Qtr Section: Not reported
 Tax Lots: 1S9 30BB 600
 Size: 2.7 acres
 NPL: False
 Orphan: False
 Updated By: GWISTAR
 Update Date: 04/30/2015
 Created Date: 01/22/2003
 Decode For RegionID: Northwest Region
 Decode For BrownID: Brownfield Site - DEQ Technical Assistance
 Decode For Furtheract: Not reported
 Decode For Investstat: No Further Action
 Decode For Legislative: Not reported

Narrative:

NARR ID: 5742942
 NARR Code: Site Contacts
 Created By: JWAGGY
 Created Date: 01/28/2003
 Updated By: JWAGGY
 Updated Date: 01/28/2003
 Decode for NarcdID: Site Contacts
 NARR Comments: Mark J. Gervasi- City Manager, City of Tillamook (Interested Party) 210 Laurel Ave. Tillamook ,OR 97141 (503) 842 2742 Mr. Steve Baertlin, Site owner and operator 7635 11th Street Bay City, OR 97107 (503) 377 2625

NARR ID: 5742944
 NARR Code: Contamination
 Created By: MPUGH
 Created Date: 01/28/2003
 Updated By: GWISTAR
 Updated Date: 06/02/2003
 Decode for NarcdID: Contamination
 NARR Comments: In September 2002, a Phase II site assessment was completed, and included a total of 20 direct-push borings. Ten borings were advanced

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

to 15 feet below ground surface (bgs) and 10 were advanced to 4 feet bgs, the approximate depth to groundwater. Soil samples were collected from 14 borings. Gasoline (up to 12,000 mg/kg) and benzene, toluene, ethylbenzene and xylenes (BTEX) were detected in the majority of samples. Benzene was detected at over 8 mg/kg in two samples. This exceeds the risk-based concentration for soil contact under a residential exposure scenario; benzene appears to be the only compound to exceed its respective applicable screening level. Diesel was detected in a number of samples, including a sample collected near a former diesel underground storage tank (UST) that reportedly was never used, and has been removed from the site. Groundwater was collected from five borings. The highest BTEX concentrations were reported for a sample collected from near the former pump island (GP-2- ethylbenzene 1,800 ug/L, xylenes 12,000 ug/L) and near the former above-ground storage (AST) area (GP-7, benzene 1,700 ug/L; xylenes 23,000 ug/L). A number of other petroleum-related volatile organic compounds (VOCs) also were detected at elevated levels. A number of concentrations exceeded RBCs for vapor intrusion into buildings.

NARR ID: 5742952
NARR Code: Data Sources
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 11/13/2003

Decode for NARCD: Data Sources

NARR Comments: Phase I and Phase II Environmental Assessments prepared by PBS Environmental, and dated June 2002 and October 2002, respectively. Extended risk-based soil and groundwater Assessment, prepared by PBS, dated September 12, 2003.

NARR ID: 5742949
NARR Code: General Site Description
Created By: MPUGH
Created Date: 01/28/2003
Updated By: GWISTAR
Updated Date: 06/02/2003

Decode for NARCD: General Site Description

NARR Comments: The site is flat-lying and occupied by a vacant building that formerly was used as a tire repair shop and service station, and formerly contained hydraulic hoists to assist with lubrication services. An AST containment area, former pump island, and in-ground piping appear to be contaminant source areas. The ASTs have been removed. The site is covered with about 3 feet of fill. It appears that forested wetlands are present to the east of the site. These wetlands may be connected to Dougherty or Hoquarten Slough.

NARR ID: 5742943
NARR Code: Hazardous Substance/Waste Types
Created By: JWAGGY
Created Date: 01/28/2003
Updated By: JWAGGY
Updated Date: 01/28/2003

Decode for NARCD: Hazardous Substance/Waste Types

NARR Comments: Gasoline, benzene, toluene, ethylbenzene, xylenes, diesel, possibly zinc

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

NARR ID: 5742948
NARR Code: Land Use (Current/Reasonably Likely)
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 11/13/2003
Decode for NARCD: Land Use (Current/Reasonably Likely)
NARR Comments: The site is tentatively planned as greenspace to be managed by the City of Tillamook. It appears the property is currently zoned commercial/retail. As a condition of the NFA the City will rezone the property as open space to be consistent with the risk scenario evaluated for the property use.

NARR ID: 5742951
NARR Code: Manner of Release
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 01/28/2003
Decode for NARCD: Manner of Release
NARR Comments: Gasoline-related contamination appears to have originated from the AST area, and the pump island area, and possibly associated piping.

NARR ID: 5742953
NARR Code: Media Contamination
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 01/28/2003
Decode for NARCD: Media Contamination
NARR Comments: Soil and groundwater

NARR ID: 5742946
NARR Code: Pathways - Other Hazards
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 11/13/2003
Decode for NARCD: Pathways & Other Hazards
NARR Comments: Direct contact, vapor intrusion into on-site, and potentially off-site structures. Contaminant migration along utility corridors is of concern given the shallow site groundwater conditions. Contaminated shallow groundwater discharge to adjacent wetlands and or sloughs is of concern. Groundwater ingestion does not appear to be a pathway of concern. Based on proposed use as open space, the only pathway of concern is volatilization to outdoor air. Sampling has indicated that significant site contamination has not migrated off-site. Further monitoring as required as a condition of the NFA will be conducted to verify this assessment.

NARR ID: 5742954
NARR Code: Remedial Action
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 04/06/2007
Decode for NARCD: Remedial Action

COAST TIRE (Continued)

1006844970

NARR Comments:(11/13/03 MTP/VCS) The City of Tillamook directed a Phase I and Phase II investigation of the site. The Federal Emergency Management Agency (FEMA) is considering providing funding for the City to purchase the property for use as greenspace, and to mitigate recurring flooding and associated damages to site improvements. DEQ has identified a scope of work to complete a site characterization in order to pursue a no further action determination (NFA). DEQ prepared a Staff Report that included a risk evaluation, determining that the site characterization was complete and the cleanup was protective of future use as open space. DEQ identified the following four conditions of the no further action determination, based on limited future use of the site as open space: 1. The City of Tillamook must rezone the Coast Tire property to open space. This will preclude future site development and/or other intrusive activities, thereby preventing site use for any purpose not consistent with the site visitor exposure scenario upon which DEQ based its risk assessment. 2. Site monitoring wells need to be monitored in December 2003 and April 2004. Monitoring will include measuring groundwater levels and submitting a map to DEQ showing the potentiometric groundwater surface and inferred groundwater flow direction(s). A calculation of the hydraulic gradient also should be included. Groundwater samples will be collected from all three monitoring wells and submitted to an analytical laboratory for volatile organic compound (VOC) analysis. In addition, three storm drain water samples will be collected and submitted for VOC analysis. Catch basins at the southwest corner of the site, at or near the discharge to Hoquarten Slough, and from upgradient (north) of the site should be sampled. The upgradient catch basin sampling will allow a determination of contaminant contribution from other potentially contaminated sites along Highway 101. These data will be used to determine whether significant groundwater contaminant transfer is occurring to the adjacent Safeway property, or if site-related contamination is adversely impacting Hoquarten Slough. If DEQ determines that either of these conditions exists, the responsible parties will be required to enter into a Letter Agreement with DEQ to further evaluate the risks as deemed necessary by DEQ, complete appropriate remedial actions as warranted, and compensate DEQ for subsequent project oversight costs. 3. Any solid waste generated during the demolition and conversion of the property to open space must be managed according to all applicable County, State, and Federal regulations. 4. Site monitoring wells must be appropriately abandoned, according to State of Oregon Water Resource Department regulations upon request from DEQ. DEQ will also require abandonment of the well installed in 1991, if it is discovered during site work. 3/14/05 MTP Elevated benzene levels are persisting in groundwater, and are above the site-specific action level. The cleanup requirements of the conditional NFA are currently not being attained. DEQ is coordinating with EPA to secure funding for additional site remediation. If further remediation is not conducted, DEQ will rescind the NFA and add the site to the confirmed release list. MTP 4/6/07 The City's contractor conducted a soil treatment program during the summer of 2006. The treatment involved soil removal along the former AST fuel line, soil amendment and aeration. Confirmation sampling showed non-detect levels for BTEX. Prior to placing the material back into the excavation, ORC was mixed into the groundwater within the excavation. Subsequent groundwater monitoring has shown substantial decreases in BTEX compounds.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

NARR ID: 5742950
NARR Code: Substances of Concern
Created By: MPUGH
Created Date: 01/28/2003
Updated By: MPUGH
Updated Date: 01/28/2003
Decode for NARR Code: Substances of Concern
NARR Comments: Benzene, toluene, ethylbenzene, xylenes, 1,3,5-trimethylbenzene

NARR ID: 5742945
NARR Code: Site History
Created By: MPUGH
Created Date: 01/28/2003
Updated By: GWISTAR
Updated Date: 02/21/2003
Decode for NARR Code: Site History
NARR Comments: The site was developed as a tire-repair shop in the mid-1950s. Fueling activities, apparently using USTs in the 1960s and ASTs from the 1970s until 1997, have also occurred at the site. The site may have been used as a storage yard for a lumber mill prior to the 1950s. Not reported

Site Control:

Site Control #: 371
Control Number: 5
Begin Date: 11/13/2003
End Date: Not reported
Frequency Of Review: 24
Last Reviewed By: Mark Pugh, DEQ
Last Reviewed Date: Not reported
Last Update By: MPUGH
Last Updated Date: 03/18/2008
Site Comment: The City of Tillamook must rezone the Coast Tire property to open space. This will preclude future site development and/or other intrusive activities, thereby preventing site use for any purpose not consistent with the site visitor exposure scenario upon which DEQ based its risk assessment.

Administrative Action:

Action ID: 9411
Region: Northwestern Region
Complete Date: 11/06/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/13/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: No Further Action (Conditional)
Further Action: 0
Comments: Based on high levels of benzene in groundwater, additional work was required by DEQ

Action ID: 9469
Region: 0
Complete Date: 10/18/2006
Rank Value: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

Cleanup Flag: False
Created Date: 10/09/2007
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Remedial Action
Action Code Flag: False
Action: REMEDIAL ACTION
Further Action: 0
Comments: Landfarmed soil with compost

Action ID: 9443
Region: Northwestern Region
Complete Date: 07/13/2007
Rank Value: Not reported
Cleanup Flag: False
Created Date: 10/09/2007
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9434
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/03/2008
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Institutional Control
Further Action: 0
Comments: Review required every 24 months. Next review due November 2005.

Action ID: 9466
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/03/2008
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Periodic Review
Further Action: 0
Comments: Not reported

Action ID: 9424
Region: Not reported
Complete Date: 01/22/2003
Rank Value: Not reported
Cleanup Flag: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

Created Date: 01/22/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 01/28/2003
Rank Value: Not reported
Cleanup Flag: True
Created Date: 01/28/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: 0
Comments: Phase I and Phase II report have been reviewed, and DEQ has developed a scope of work for completing site characterization

Action ID: 9419
Region: Northwestern Region
Complete Date: 01/28/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 01/28/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Decision Not to List Site (on the CRL or Inventory)
Further Action: 0
Comments: Listing decision to be deferred pending results of additional site characterization

Action ID: 9518
Region: Northwestern Region
Complete Date: 09/01/2003
Rank Value: Not reported
Cleanup Flag: True
Created Date: 04/25/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: TARGETED BROWNFIELD ASSESSMENT
Further Action: 0
Comments: TBA proposed using OECD funding, and a private contractor. DEQ to oversee the contractor's work and guide the site to closure. Plan calls for the City of Tillamook to obtain the property and manage it for flood control and green space using ICs.

Operations:

Operation Id: 134666

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

COAST TIRE (Continued)

1006844970

Operation Status: Inactive
Common Name: Coast Tire
Yrs of Operation: mid-1950s to 2001
Comments: Historical use as a gasoline station from mid-1950s to early 1997 when the ASTs were removed. Tire shop throughout operational history. Lube services from the mid-1950s to 1970s.
Updated Date: 01/28/2003
Updated By: JWAGGY
Decode for OpstatID: Inactive

OR INSTUTIONAL CONTROL:

Site Control Sequence #: 371
Site Id: 3784
Control Sequence #: 5
Begin Date: 11/13/2003
End Date: Not reported
Frequency Of Review: 24
Last Reviewed By: Mark Pugh, DEQ
Last Review Date: Not reported
Last Updated By: MPUGH
Last Updated Date: 03/18/2008
Group Sequence #: 2
Control Code: USL
Control Description: Use Restriction Land
FK Type Code: 1
Group Code: PR
Group Description: Proprietary
Type Code: I
Type Description: Institutional
Comments: The City of Tillamook must rezone the Coast Tire property to open space. This will preclude future site development and/or other intrusive activities, thereby preventing site use for any purpose not consistent with the site visitor exposure scenario upon which DEQ based its risk assessment.

VCS:

ECS Site ID: 3784
Facility Size: 2.7 acres
Action: No Further State Action Required
Start Date: 07/13/2007
End Date: 07/13/2007
Program: VCP
Latitude: 45.4619
Longitude: -123.8438

OR BROWNFIELDS:

Geolocation Id: 18164
Status: NO FURTHER STATE ACTION REQUIRED
Lat/Long: 45.4619 / -123.843

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

N42 **PARSONS DRIVE-IN CLEANERS (FORMER)**
ESE **2309 3RD ST.**
1/4-1/2 **TILLAMOOK, OR 97141**
0.449 mi.
2373 ft. **Site 1 of 3 in cluster N**

ECSI **S115330268**
BROWNFIELDS **N/A**

Relative:
Higher

Actual:
26 ft.

ECSI:
State ID Number: 5858
Brown ID: Brownfield Site - DEQ Tech Assistance
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: Suspect
FACA ID: 130255
Further Action: 260
Lat/Long (dms): 45 27 23.00 / -123 50 24.40
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: cb
Tax Lots: 500
Size: 0.1 acre
NPL: False
Orphan: False
Updated By: SMILLER
Update Date: 06/30/2015
Created Date: 11/21/2013
Decode For RegionID: Northwest Region
Decode For BrownID: Brownfield Site - DEQ Technical Assistance
Decode For Furtheract: Low
Decode For Investstat: Suspect
Decode For Legislative: Not reported
Alias Name: Also listed as 'Jiffy Cleaners' in 1960s

Narrative:

NARR ID: 5755062
NARR Code: Site Contacts
Created By: SMILLER
Created Date: 03/20/2014
Updated By: SMILLER
Updated Date: 06/30/2015
Decode for NarcdID: Site Contacts
NARR Comments: Owner: Patricia Myers (Patti) PO Box 518 Tillamook, OR
97141503-801-4327 (cell- call first) Realator: Valerie
Schumann 971-265-1070

NARR ID: 5754919
NARR Code: Contamination
Created By: SMILLER
Created Date: 11/21/2013
Updated By: SMILLER
Updated Date: 06/12/2014
Decode for NarcdID: Contamination
NARR Comments: unknown. potentially PCE/TCE and petroleum.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PARSONS DRIVE-IN CLEANERS (FORMER) (Continued)

S115330268

NARR ID: 5754955
NARR Code: Data Sources
Created By: SMILLER
Created Date: 12/18/2013
Updated By: SMILLER
Updated Date: 06/30/2015
Decode for NardIDData Sources
NARR Comments:[6/30/14 SA/SAM]Expanded Preliminary Assessment 6/25/15. Prepared by DEQ Site Assessment. Tillamook county phone directory 1954; 1956; 1960; 1965; 1975

NARR ID: 5754920
NARR Code: Pathways Other Hazards
Created By: SMILLER
Created Date: 11/21/2013
Updated By: SMILLER
Updated Date: 11/21/2013
Decode for NardIDPathways & Other Hazards
NARR Comments:Vapor intrusion and groundwater pathways may potentially be of concern if site chemicals were disposed improperly. Unknown housekeeping or spills around dry cleaning machines may also contribute to soil contamination.

NARR ID: 5755176
NARR Code: Remedial Action
Created By: SMILLER
Created Date: 06/12/2014
Updated By: SMILLER
Updated Date: 06/30/2015
Decode for NardIDRemedial Action
NARR Comments:[6/12/14 SA/SAM] DEQ Site Assessment recommends the following activities be performed at the site to assess potential site risk and priority for further action. Complete a geophysical study to evaluate the presence of underground storage tanks, locate and identify sanitary/storm drains lines and other utility lines, and other features of potential environmental concern.Advance soil borings for soil gas, soil and potentially groundwater sample collection. The borings should target areas where dry cleaning solvent was used, stored or disposed and/or features identified during the geophysical studies. Typical source areas include beneath and around the dry cleaning machine, floor drains, solvent storage areas, sewer lines and near service or back doors. If there is evidence of a release based on field observations and/or monitoring with a photoionization detector (PID), then soil gas samples should be collected and analyzed. Samples should be analyzed for volatile organic compounds (VOCs) including PCE and TCE per EPA Method 8260. This method also screens for potential petroleum-related VOCs including benzene, toluene, ethylbenzene, xylenes, and trimethylbenzenes associated with the former car dealership. If diesel or heavy oil-range petroleum hydrocarbons are suspected to be present, additional analysis by NWTPH-Dx and 8270 SIM (for semi-volatile organic compounds) should be completed. Soil gas samples should be analyzed for VOCs per EPA method TO-15. [6/30/14 SA/SAM] DEQ performed a limited sampling investigation including soil, groundwater, exterior soil gas and ambient air vapor collection was performed in spring 2015. Interior sub-slab soil vapor samples were not performed, however one interior ambient air sample was collected. Tetrachloroethene (PCE) was

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PARSONS DRIVE-IN CLEANERS (FORMER) (Continued)

S115330268

detected in all media, chloroform and total petroleum hydrocarbons were detected in soil gas but at concentrations below DEQs occupational risk based concentrations (RBC). See webdocs for complete report. DEQ has determined the remaining environmental concerns; including indoor sub-slab vapor collection and investigation of the former hoist area at the site are a low priority for further characterization.

NARR ID: 5754918
NARR Code: Site History
Created By: SMILLER
Created Date: 11/21/2013
Updated By: SMILLER
Updated Date: 06/12/2014
Decode for Narrative: Site History
NARR Comments: Former Dry cleaner from approximately 1954 to at least 1975. also a car dealership from approximately 1946 to 1954.

Administrative Action:

Action ID: 9424
Region: Not reported
Complete Date: 11/21/2013
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/21/2013
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9508
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/21/2013
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Site Screening recommended (EV)
Further Action: 0
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 06/12/2014
Rank Value: Not reported
Cleanup Flag: False
Created Date: 06/12/2014
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PARSONS DRIVE-IN CLEANERS (FORMER) (Continued)

S115330268

Further Action: 0
Comments: Not reported

Action ID: 9449
Region: Northwestern Region
Complete Date: 06/12/2014
Rank Value: Not reported
Cleanup Flag: False
Created Date: 06/12/2014
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Insufficient information to list
Further Action: 0
Comments: Not reported

Action ID: 9506
Region: Northwestern Region
Complete Date: 06/12/2014
Rank Value: 87
Cleanup Flag: False
Created Date: 06/12/2014
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Site Investigation recommended (SI)
Further Action: High
Comments: Not reported

Action ID: 9520
Region: Northwestern Region
Complete Date: 06/30/2015
Rank Value: Not reported
Cleanup Flag: False
Created Date: 11/07/2014
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: EXPANDED PRELIMINARY ASSESSMENT
Further Action: 0
Comments: Not reported

Action ID: 9506
Region: Northwestern Region
Complete Date: Not reported
Rank Value: Not reported
Cleanup Flag: False
Created Date: 06/30/2015
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Site Investigation recommended (SI)
Further Action: Low

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PARSONS DRIVE-IN CLEANERS (FORMER) (Continued)

S115330268

Comments: Not reported

OR BROWNFIELDS:

Geolocation Id: 130255
Status: Site Investigation recommended (SI)
Lat/Long: 45.4564 / -123.840

N43
ESE
1/4-1/2
0.451 mi.
2379 ft.

GARY'S ARCO
2311 3RD ST
TILLAMOOK, OR 97141
Site 2 of 3 in cluster N

LUST U000431972
UST N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-91-0253
Cleanup Received Date: 07/12/1991
Cleanup Start Date: 07/12/1991
Cleanup Complete Date: 05/27/1992
Decode for Region: North West Region

Actual:
26 ft.

UST:
Facility ID: 3647
Facility Telephone: (503) 842-2834
Permittee Name: ROBERT NELSON, OWNER
Number of Permitted Tanks: Not reported
Active Tanks: Not reported
Decommissioned Tanks: 3
Number of Tanks: 3

N44
ESE
1/4-1/2
0.451 mi.
2381 ft.

HEATING OIL TANK
2312 3RD ST
TILLAMOOK, OR 97141
Site 3 of 3 in cluster N

LUST S118140803
N/A

Relative:
Higher

LUST:
Region: North Western Region
Facility ID: 29-15-0690
Cleanup Received Date: 05/21/2015
Cleanup Start Date: Not reported
Cleanup Complete Date: Not reported
Decode for Region: North West Region

Actual:
26 ft.

MAP FINDINGS

Map ID			EDR ID Number
Direction			EPA ID Number
Distance			
Elevation	Site	Database(s)	

M45 SE 1/4-1/2 0.459 mi. 2424 ft.	BRENNAN'S BP STATION 603 PACIFIC AVE TILLAMOOK, OR 97141 Site 2 of 2 in cluster M	LUST UST	U004014982 N/A
--	--	---------------------------	---------------------------------

Relative: Higher Actual: 24 ft.	LUST: Region: North Western Region Facility ID: 29-98-0999 Cleanup Received Date: 11/17/1998 Cleanup Start Date: 11/16/1998 Cleanup Complete Date: 02/24/2005 Decode for Region: North West Region UST: Facility ID: 403 Facility Telephone: (503)842-6312 Permittee Name: JOHN BRENNAN, MANAGER Number of Permitted Tanks: Not reported Active Tanks: Not reported Decommissioned Tanks: 4 Number of Tanks: 4
--	--

46 SE 1/4-1/2 0.480 mi. 2532 ft.	DENTAL PROPERTY 1815 8TH ST TILLAMOOK, OR 97141	LUST	S107466127 N/A
---	--	-------------	---------------------------------

Relative: Higher Actual: 22 ft.	LUST: Region: North Western Region Facility ID: 29-05-1489 Cleanup Received Date: 07/13/2005 Cleanup Start Date: 07/10/2005 Cleanup Complete Date: 09/14/2009 Decode for Region: North West Region
--	---

O47 ESE 1/2-1 0.763 mi. 4030 ft.	VIDEO VENTURES 2715 5TH ST. TILLAMOOK, OR 97141 Site 1 of 2 in cluster O	ECSI VCP	S110292173 N/A
---	---	---------------------------	---------------------------------

Relative: Higher Actual: 29 ft.	ECSI: State ID Number: 792 Brown ID: 0 Study Area: False Region ID: 2 Legislative ID: 831 Investigation: No Further Action FACA ID: 5305 Further Action: 0 Lat/Long (dms): 45 27 16.00 / -123 50 5.00 County Code: 29.00 Score Value: Not reported Cerclis ID: Not reported Township Coord.: 1.00 Township Zone: S
--	---

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: 5000 & 5100
Size: 0.92 acre
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 10/24/2006
Created Date: 05/12/1988
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Owner, operator or other party under agreement, order or consent decree under ORS 465.200 or 465.420

Hazardous Release:

Substance ID.: 121610
Haz Release ID: 384769
Qty Released: Not reported
Date Released: Not reported
Update Date: 03/17/1995
Update By: Not reported
Substance Code: 71-55-6
Substance Name: TRICHLOROETHANE,1,1,1-
Substance Abbrev.: Not reported
Substance Category ID: 8521
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8552
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8521
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8552
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 318151
Sub Alias Name: TCA,1,1,1-
Substance Alias ID: 319183
Sub Alias Name: BALTANA
Substance Alias ID: 319184
Sub Alias Name: CHLOROTHENE
Substance Alias ID: 319185
Sub Alias Name: METHYLCHLOROFORM
Sampling Result ID: 343310
Feature Id: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Hazard Release Id: 384769
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 09/15/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 14,000 ppb
Last Update By: jmd
Update Date: 01/26/1996
Decode for MediumID: Soil

Substance ID.: 121907
Haz Release ID: 380337
Qty Released: Not reported
Date Released: Not reported
Update Date: 01/26/1996
Update By: Not reported
Substance Code: 95-50-1
Substance Name: DICHLOROBENZENE,1,2-
Substance Abbrev.: Not reported
Substance Alias ID: 317942
Sub Alias Name: BENZENE,1,2-DICHLORO-
Substance Alias ID: 317943
Sub Alias Name: CHLOROBEN
Substance Alias ID: 317944
Sub Alias Name: DICHLOROBENZENE,o-
Substance Alias ID: 317945
Sub Alias Name: DILANTIN DB
Substance Alias ID: 317946
Sub Alias Name: DOWTHERM E

Substance ID.: 121700
Haz Release ID: 380338
Qty Released: Not reported
Date Released: Not reported
Update Date: 01/26/1996
Update By: Not reported
Substance Code: 75-34-3
Substance Name: DICHLOROETHANE,1,1-
Substance Abbrev.: Not reported
Substance Category ID: 8548
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8548
Substance Category: Solvents of interest to Milwaukie Area GW study
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319361

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Sub Alias Name: ETHANE,1,1-DICHLORO-
Substance Alias ID: 319362
Sub Alias Name: ETHYLIDENE CHLORIDE
Substance Alias ID: 319363
Sub Alias Name: ETHYLIDENE DICHLORIDE
Sampling Result ID: 344029
Feature Id: Not reported
Hazard Release Id: 380338
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 09/15/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 26 ppb
Last Update By: jmd
Update Date: 01/26/1996
Decode for MediumID: Soil

Substance ID.: 121051
Haz Release ID: 380339
Qty Released: Not reported
Date Released: Not reported
Update Date: 01/26/1996
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs
Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Sampling Result ID: 344030
Feature Id: Not reported
Hazard Release Id: 380339
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Start Date: 09/15/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 110 ppm
Last Update By: jmd
Update Date: 01/26/1996
Decode for MediumID: Soil

Substance ID.: 121639
Haz Release ID: 380340
Qty Released: Not reported
Date Released: Not reported
Update Date: 01/26/1996
Update By: Not reported
Substance Code: 7439-92-1
Substance Name: LEAD
Substance Abbrev.: Not reported
Substance Category ID: 8466
Substance Category: Inorganics
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8466
Substance Category: Inorganics
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319256
Sub Alias Name: PB
Sampling Result ID: 344031
Feature Id: Not reported
Hazard Release Id: 380340
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 06/01/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 270 ppm
Last Update By: jmd
Update Date: 01/26/1996
Decode for MediumID: Soil

Substance ID.: 122012
Haz Release ID: 380341
Qty Released: Not reported
Date Released: Not reported
Update Date: 01/26/1996
Update By: Not reported
Substance Code: ECD275
Substance Name: TOTAL PETROLEUM HYDROCARBONS (TPH)

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Substance Abbrev.: Not reported
Substance Category ID: 8540
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8540
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Sampling Result ID: 344032
Feature Id: Not reported
Hazard Release Id: 380341
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: False
Sample Depth: Not reported
Start Date: Not reported
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,000ppm
Last Update By: jmd
Update Date: 01/26/1996
Decode for MediumID: Soil

Narrative:

NARR ID: 5726371
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARRID: Contamination

NARR Comments: From 1979 to 1987, a small manufacturing facility called Video Ventures operated at the site. Site owners Randy and Carolyn Burnworth were involved in the manufacturing of video production equipment. Site activities included metal machining, manufacturing/electroplating of printed circuit boards, and application of coatings. Chemicals such as chrome, copper, and tin solutions, acids, and solvents were used in their operations. The owners abandoned the site in 1987, leaving numerous containers (drums, bottles, etc.) of waste materials and unused chemicals both within site buildings and outdoors on bare ground. Prior to this abandonment, DEQ had cited Video Ventures for improper storage of hazardous waste and failure to register as a generator. The owners admitted to regular dumping of waste materials from their plating operation down a building drain. Some cleanup of abandoned waste was performed by DEQ in 1990/1992. Tillamook County acquired the site through tax foreclosure in 11/92. Additional waste was found at the site in 1994. The material was categorized and removed from the site in May 1995 at the request of DEQ.

NARR ID: 5726372

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Data Sources
NARR Comments: 1991 DEQ Preliminary Assessment; DEQ NWR source files; correspondence with owner.

NARR ID: 5726373
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Hazardous Substance/Waste Types
NARR Comments: Chromium, lead, and arsenic (from plating solutions), nitric and sulfuric acids, caustic soda, chlorinated solvents.

NARR ID: 5726374
NARR Code: Project Issues Summary
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Project Issues Summary
NARR Comments: All important site issues appear to have been resolved with the removal of USTs and the collection of numerous soil samples at the site between June and August 1995. DEQs proposal for no further action was submitted for a 30-day public comment period beginning 12/1/95. No comment was received and DEQ finalized the decision 1/12/96.

NARR ID: 5726375
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Manner of Release
NARR Comments: Wastewater and waste liquids from circuit board manufacturing process were either drummed or disposed of in sanitary sewer line. Drums were stored on bare ground outdoors, some without tops. Some waste liquids appear to have been poured into two unused USTs on the site. All known releases appear to have occurred during Video Ventures tenancy in the 1970s and 1980s.

NARR ID: 5726376
NARR Code: Project Activity Status
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Project Activity Status
NARR Comments: First part of XPA work plan implemented in June 1995, second part implemented in July 1995. All site work completed as of 11/24/95.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

NARR ID: 5726377
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR: Pathways & Other Hazards
NARR Comments: Site is located near downtown Tillamook in an area of mixed development, and bounded on the west by residences. Access to the site is only partially restricted.

NARR ID: 5726378
NARR Code: Project Type
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR: Project Type
NARR Comments: Non Responsible Party-Initiated Letter Agreement

NARR ID: 5726379
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR: Remedial Action
NARR Comments: PA completed by DEQ on 6/1/91 recommended further action. Site added to VCS waiting list on 1/31/94. Letter Agreement signed by property owner Tillamook County in March 1994 requesting DEQ oversight of additional investigative activities at site. Environmental contractor identified by county in December 1994, Work Plan submitted to DEQ for review in February 1995. First phase of Work Plan (sampling of tanks and collection of soil samples) completed on 6/22/95. Second phase completed in August 1995. During second phase of work two on-site USTs were removed, as well as 20 cubic yards of contaminated soil. DEQ recommended on 11/24/95 that no further action was necessary at the site, and submitted the recommendation for public comment. No public comment was received and the decision was finalized on January 12, 1996.

Administrative Action:

Action ID: 9519
Region: Not reported
Complete Date: 01/31/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Remedial Action
Action Code Flag: False
Action: VCS Waiting List
Further Action: Not reported
Comments: Not reported

Action ID: 9440
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Complete Date: 03/21/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Letter Agreement
Further Action: Not reported
Comments: Not reported

Action ID: 9520
Region: Northwestern Region
Complete Date: 10/26/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: EXPANDED PRELIMINARY ASSESSMENT
Further Action: Not reported
Comments: Not reported

Action ID: 9491
Region: Northwestern Region
Complete Date: 10/26/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: REMOVAL
Further Action: Not reported
Comments: Removal of USTs, soil, and other wastes.

Action ID: 9456
Region: Headquarters
Complete Date: 06/01/1991
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: BASIC PRELIMINARY ASSESSEMENT
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Headquarters
Complete Date: 01/28/1991

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9496
Region: Headquarters
Complete Date: 01/28/1991
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: State Basic Preliminary Assessment recommended (PA)
Further Action: Not reported
Comments: Not reported

Action ID: 9437
Region: Headquarters
Complete Date: 07/09/1991
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9449
Region: Headquarters
Complete Date: 01/12/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Insufficient information to list
Further Action: Not reported
Comments: Pending completion of Expanded PA.

Action ID: 9510
Region: Headquarters
Complete Date: 07/10/1991
Rank Value: 0

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Remedial Action
Action Code Flag: False
Action: State Expanded Preliminary Assessment recommended (XPA)
Further Action: Not reported
Comments: Not reported

Action ID: 9424
Region: Headquarters
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9442
Region: Northwestern Region
Complete Date: 03/21/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NEGOTIATIONS
Further Action: Not reported
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: 01/12/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 132091
Operation Status: Inactive
Common Name: Video Ventures
Yrs of Operation: 1979-1987
Comments: Former location of small circuit board manufacturing facility.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VIDEO VENTURES (Continued)

S110292173

Updated Date: 09/29/1995
Updated By: dxh
Decode for OpstatID: Inactive
Operations SIC Id: 194987
SIC Code: 3679
Created By: Not reported
Created Date: 12/17/2002

VCS:

ECS Site ID: 792
Facility Size: 0.92 acre
Action: No Further State Action Required
Start Date: 01/12/1996
End Date: 01/12/1996
Program: VCS
Latitude: 45.4544
Longitude: -123.8347

O48
ESE
1/2-1
0.787 mi.
4156 ft.

FORMER UNOCAL BULK PLANT NO BP0782
2802 5TH ST
TILLAMOOK, OR 97141
Site 2 of 2 in cluster O

ECSI 1000644313
VCP ORD987191426
RCRA NonGen / NLR
FINDS
MANIFEST

Relative:
Higher

ECSI:

Actual:
30 ft.

State ID Number: 1742
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 831
Investigation: No Further Action
FACA ID: 1879
Further Action: 0
Lat/Long (dms): 45 27 17.60 / -123 50 1.70
County Code: 29.00
Score Value: Not reported
Cercis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: Not reported
Size: 0.8 acre
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 06/08/2007
Created Date: 08/30/1995
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Owner, operator or other party under agreement, order or consent decree under ORS 465.200 or 465.420
Alias Name: Unocal Bulk Plant #0718

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Alias Name: Unocal Bulk Plant #0718A

Hazardous Release:

Substance ID.: 121983
Haz Release ID: 385147
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995
Update By: Not reported
Substance Code: ECD173
Substance Name: GASOLINE
Substance Abbrev.: Not reported
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8530
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Sampling Result ID: 343577
Feature Id: Not reported
Hazard Release Id: 385147
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2 feet
Start Date: 01/24/1992
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 5,100 ppm
Last Update By: gmw
Update Date: 08/31/1995
Decode for MediumID: Soil

Substance ID.: 121982
Haz Release ID: 385148
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995
Update By: Not reported
Substance Code: ECD169
Substance Name: DIESEL - FUEL OIL
Substance Abbrev.: Not reported
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8529
Substance Category: Petroleum Related Releases for OSPIRG Report
Category Level: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Created By: Not reported
Created Date: 12/17/2002
Sampling Result ID: 343578
Feature Id: Not reported
Hazard Release Id: 385148
Medium: 703
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: 2 feet
Start Date: 01/24/1992
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 12,000 ppm
Last Update By: gmw
Update Date: 08/31/1995
Decode for MediumID: Soil

Substance ID.: 121608
Haz Release ID: 385149
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995
Update By: Not reported
Substance Code: 71-43-2
Substance Name: BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319178
Sub Alias Name: BENZOL
Substance Alias ID: 319179
Sub Alias Name: COAL NAPHTHA
Substance Alias ID: 319180
Sub Alias Name: CYCLOHEXATRIENE
Substance Alias ID: 319181
Sub Alias Name: PHENE
Substance Alias ID: 319182
Sub Alias Name: PYROBENZOL
Comment ID: 303206
Release Code: General Comments
Release Comments: Highest level in groundwater was 51 ppb (11/89).
Decode for Relcomcd: General Comments
Sampling Result ID: 342360
Feature Id: Not reported
Hazard Release Id: 385149

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/31/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 10 ppb
Last Update By: gmw
Update Date: 10/22/1996
Decode for MediumID: Groundwater
Sampling Result ID: 342363
Feature Id: Not reported
Hazard Release Id: 385149
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/11/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 13 ppb
Last Update By: gmw
Update Date: 10/22/1996
Decode for MediumID: Groundwater
Sampling Result ID: 343579
Feature Id: Not reported
Hazard Release Id: 385149
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/12/1994
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 0.7 ppb
Last Update By: gmw
Update Date: 08/31/1995
Decode for MediumID: Groundwater

Substance ID.: 120781
Haz Release ID: 385150
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Update By: Not reported
Substance Code: 100-41-4
Substance Name: ETHYLBENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316146
Sub Alias Name: ETHYLBENZOL
Substance Alias ID: 316147
Sub Alias Name: PHENYLETHANE
Sampling Result ID: 342362
Feature Id: Not reported
Hazard Release Id: 385150
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 02/16/1995
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 18 ppb
Last Update By: gmw
Update Date: 10/22/1996
Decode for MediumID: Groundwater

Substance ID.: 120883
Haz Release ID: 385151
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995
Update By: Not reported
Substance Code: 108-88-3
Substance Name: TOLUENE
Substance Abbrev.: Not reported
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316466

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Sub Alias Name: BENZENE,METHYL-
Substance Alias ID: 316467
Sub Alias Name: METHACIDE
Substance Alias ID: 316468
Sub Alias Name: METHYLBENZENE
Substance Alias ID: 316469
Sub Alias Name: METHYLBENZOL
Substance Alias ID: 316470
Sub Alias Name: PHENYLMETHANE
Substance Alias ID: 316471
Sub Alias Name: TOLUOL
Sampling Result ID: 342361
Feature Id: Not reported
Hazard Release Id: 385151
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/31/1996
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 1,600 ppb
Last Update By: gmw
Update Date: 10/22/1996
Decode for MediumID: Groundwater
Sampling Result ID: 343580
Feature Id: Not reported
Hazard Release Id: 385151
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/12/1994
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 0.6 ppb
Last Update By: gmw
Update Date: 08/31/1995
Decode for MediumID: Groundwater

Substance ID.: 121051
Haz Release ID: 385152
Qty Released: unk.
Date Released: unk.
Update Date: 08/31/1995
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs
Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Sampling Result ID: 343581
Feature Id: Not reported
Hazard Release Id: 385152
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 08/12/1994
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 0.5 ppb
Last Update By: gmw
Update Date: 08/31/1995
Decode for MediumID: Groundwater

Narrative:

NARR ID: 5735313
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: GWISTAR
Updated Date: 02/27/2003
Decode for NarcID: Contamination

NARR Comments: Unocal initiated site investigations in 1989-1990, with soil and groundwater samples showing low to moderate levels of gasoline and diesel contamination. DEQ's Underground Tank Section oversaw site activities until August 1995, when it referred the file (#29-90-0034) to Site Assessment (since no USTs were on-site). Unocal brought petroleum-contaminated soil to this facility from a UST remediation site in Astoria for engineered bioremediation, and removed this soil once treatment was complete, except that part of the treated soil was used to raise the surface grade in the northern portion of the site. (12/6/02 BBH/ICP) The nature and extent of contamination was defined in January 2002. Soil and groundwater results indicate that residual petroleum contamination is less than the DEQ RBDM RBCs (Guidance 1998). Petroleum-contaminated soil at below RBC levels is still present at the site.

NARR ID: 5735314
NARR Code: Data Sources

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Updated Date: 12/17/2002

Decode for NardcIDData Sources

NARR Comments:Underground tank file #29-90-0034, located in DEQ's Northwest Region office (ECSI file #1742); Report on Additional Soil and Groundwater Assessment, January 3, 2001; ICP Final Report, June 5, 2002; DEQ Staff Report, November 14, 2002.

NARR ID: 5735315

NARR Code: Hazardous Substance/Waste Types

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Updated Date: 12/17/2002

Decode for NardcIDHazardous Substance/Waste Types

NARR Comments:Gasoline, diesel, and possibly other petroleum hydrocarbons.

NARR ID: 5735316

NARR Code: Manner of Release

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Updated Date: 12/17/2002

Decode for NardcIDManner of Release

NARR Comments:Time and manner of release are unknown, although contamination from past practices is commonly encountered at petroleum bulk plants.

NARR ID: 5735317

NARR Code: Media Contamination

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Updated Date: 12/17/2002

Decode for NardcIDMedia Contamination

NARR Comments:Soil and groundwater are known to be contaminated.

NARR ID: 5735318

NARR Code: Pathways Other Hazards

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Updated Date: 12/17/2002

Decode for NardcIDPathways & Other Hazards

NARR Comments:Groundwater is relatively shallow, varying from depths of 5 to 14 feet across the site during the rainy season. The City of Tillamook operates two municipal wells that are within about 0.7 mile of the site; however, these wells appear to be upgradient of the site. (9/27/99 SMF/SAS) In March 1997, the depth to groundwater was as shallow as 0.6 feet, and in February 1999, as shallow as 0.9 feet.

NARR ID: 5735319

NARR Code: Remedial Action

Created By: Not reported

Created Date: 12/17/2002

Updated By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Updated Date: 12/17/2002

Decode for NARR Remedial Action

NARR Comments: Unocal has been monitoring groundwater on a semi-annual basis since 1992, and there have been no detections of benzene above MCLs since early 1993. As of September 1995, Unocal has not conducted any site remediation, although its contractor has estimated that there are 1,800 cubic yards of soil that exceed Level I Matrix standards of 40 ppm (gasoline) and 100 ppm (diesel). Site Assessment recommends that Unocal remove all contaminated soil from the site, since it could act as a source area for groundwater degradation, and continue regular groundwater monitoring. (11/26/01 BBH/ICP) Unocal entered the site into ICP in the winter 2001 and is currently evaluating contamination present at the site, using risk-based decision making (RBDM) guidance, to determine what further remedial actions may be needed. (12/6/02 BBH/ICP) The final ICP Report was submitted in June 2002. DEQ prepared a staff report determining No Further Action (NFA) is needed at the site. NFA issued on November 14, 2002.

NARR ID: 5743013

NARR Code: Site History

Created By: GWISTAR

Created Date: 02/27/2003

Updated By: GWISTAR

Updated Date: 02/27/2003

Decode for NARR Site History

NARR Comments: Unocal used this site as a bulk fuel distribution facility from the 1920s until 1991, when Unocal closed the facility and removed all above-ground tanks and equipment from the premises.

Administrative Action:

Action ID: 9437

Region: Northwestern Region

Complete Date: 10/03/1995

Rank Value: 0

Cleanup Flag: False

Created Date: 12/17/2002

Decode for Agency Department of Environmental Quality

Decode for Region Northwest Region

Category: Listing Action

Action Code Flag: False

Action: Listing Review completed

Further Action: Not reported

Comments: Not reported

Action ID: 9438

Region: Headquarters

Complete Date: 08/27/1996

Rank Value: 0

Cleanup Flag: False

Created Date: 12/17/2002

Decode for Agency Department of Environmental Quality

Decode for Region Headquarters

Category: Listing Action

Action Code Flag: False

Action: Facility placed on Confirmed Release List

Further Action: Not reported

Comments: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Action ID: 9504
Region: Northwestern Region
Complete Date: 10/03/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Removal Action Recommended (RM)
Further Action: Low
Comments: Remove contaminated soil

Action ID: 9465
Region: Northwestern Region
Complete Date: 05/24/1996
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9417
Region: Northwestern Region
Complete Date: 02/12/2003
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/12/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility delisted from Confirmed Release List
Further Action: 0
Comments: Not reported

Action ID: 9474
Region: Northwestern Region
Complete Date: 11/14/2002
Rank Value: Not reported
Cleanup Flag: False
Created Date: 02/27/2003
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Delisting from Confirmed Release List recommended
Further Action: 0
Comments: Not reported

Action ID: 9511

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Region: Northwestern Region
Complete Date: 11/14/2002
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE INVESTIGATION
Further Action: Not reported
Comments: Not reported

Action ID: 9443
Region: Northwestern Region
Complete Date: 11/14/2002
Rank Value: 0
Cleanup Flag: True
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: NO FURTHER STATE ACTION REQUIRED
Further Action: 0
Comments: Not reported

Action ID: 9435
Region: Northwestern Region
Complete Date: 11/14/2002
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Independent Cleanup Program
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Northwestern Region
Complete Date: 10/03/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9424
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Complete Date: 08/30/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 10/03/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 133072
Operation Status: Inactive
Common Name: Unocal Bulk Plant #0718
Yrs of Operation: 1920s until November 1991
Comments: Former bulk fuel plant.
Updated Date: 06/20/2001
Updated By: jmw
Decode for OpstatID: Inactive
Operations SIC Id: 196032
SIC Code: 5171
Created By: Not reported
Created Date: 12/17/2002

VCS:

ECS Site ID: 1742
Facility Size: 0.8 acre
Action: No Further State Action Required
Start Date: 11/14/2002
End Date: 11/14/2002
Program: ICP
Latitude: 45.4549
Longitude: -123.8338

RCRA NonGen / NLR:

Date form received by agency: 12/20/2010
Facility name: FORMER UNOCAL BULK PLANT NO BP0782
Facility address: 2802 5TH ST
TILLAMOOK, OR 97141
EPA ID: ORD987191426
Mailing address: 152 3RD AVE SOUTH, SUITE 200

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Contact: EDMONDS, WA 98020
Contact address: MARK BREARLEY
152 3RD AVE SOUTH, SUITE 200
EDMONDS, WA 98020
Contact country: US
Contact telephone: 425 640-7610
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: UNOCAL RRMCM
Owner/operator address: PO BOX 399
EDMONDS, WA 98020
Owner/operator country: US
Owner/operator telephone: 425 640-7610
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: 09/03/1991
Owner/Op end date: Not reported

Owner/operator name: UNOCAL RRMCM
Owner/operator address: 152 3RD AVE SOUTH, SUITE 200
EDMONDS, WA 98020
Owner/operator country: US
Owner/operator telephone: 425 640-7610
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: 12/20/2010
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

. Waste code: NA
. Waste name: NA

Historical Generators:

Date form received by agency: 02/13/2006
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Conditionally Exempt Small Quantity Generator

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Date form received by agency: 12/31/2004
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Conditionally Exempt Small Quantity Generator

Date form received by agency: 12/31/2003
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Conditionally Exempt Small Quantity Generator

Date form received by agency: 08/26/2003
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Small Quantity Generator

Date form received by agency: 03/18/1993
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Not a generator, verified

Date form received by agency: 03/01/1993
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Conditionally Exempt Small Quantity Generator

Date form received by agency: 03/30/1992
Site name: FORMER UNOCAL BULK PLANT NO BP0782
Classification: Small Quantity Generator

. Waste code: NONE
. Waste name: None

Violation Status: No violations found

FINDS:

Registry ID: 110004802740

Environmental Interest/Information System

OR-DEQ (Oregon - Department Of Environmental Quality) is a regulatory agency whose job is to protect the quality of Oregon's Environment. DEQ uses a combination of technical assistance, inspections and permitting to help public and private facilities and citizens understand and comply with state and federal environmental regulations.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

OR MANIFEST:

Manifest Year: Manifest Year - 2004
EPA Id: ORD987191426
Inactive Status: Not reported
Organization Name: Not reported
Contact Name: Hans Brinkerhoff
Contact Telephone Number: (425) 493-6605
Mailing Address: 10402 Kay Way

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FORMER UNOCAL BULK PLANT NO BP0782 (Continued)

1000644313

Mailing City/State/Zip: Mukilteo, WA 98275

P49
ESE
1/2-1
0.799 mi.
4221 ft.

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504
2901-1/2 3RD ST.
TILLAMOOK, OR 97141

ECSI S109346073
CRL N/A

Site 1 of 2 in cluster P

Relative:
Higher

ECSI:

Actual:
28 ft.

State ID Number: 1581
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 832
Investigation: Listed on the CRL/Inventory
FACA ID: 8865
Further Action: 258
Lat/Long (dms): 45 27 20.50 / -123 49 52.70
County Code: 29.00
Score Value: Not reported
Cercis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: 1501, 1504
Size: 0.3 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 10/22/2008
Created Date: 07/26/1994
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Medium
Decode For Investstat: Listed on the CRL/Inventory
Decode For Legislative: Owner, operator or other party under state or federal authority
Alias Name: Arco Bulk Plant (Old)
Alias Name: Brennan-Nelson Oil Co.

Hazardous Release:

Substance ID.: 121608
Haz Release ID: 384602
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 71-43-2
Substance Name: BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 319178
Sub Alias Name: BENZOL
Substance Alias ID: 319179
Sub Alias Name: COAL NAPHTHA
Substance Alias ID: 319180
Sub Alias Name: CYCLOHEXATRIENE
Substance Alias ID: 319181
Sub Alias Name: PHENE
Substance Alias ID: 319182
Sub Alias Name: PYROBENZOL
Sampling Result ID: 343074
Feature Id: Not reported
Hazard Release Id: 384602
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 2.4 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 120883
Haz Release ID: 384603
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 108-88-3
Substance Name: TOLUENE
Substance Abbrev.: Not reported
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316466
Sub Alias Name: BENZENE,METHYL-
Substance Alias ID: 316467
Sub Alias Name: METHACIDE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Substance Alias ID: 316468
Sub Alias Name: METHYLBENZENE
Substance Alias ID: 316469
Sub Alias Name: METHYLBENZOL
Substance Alias ID: 316470
Sub Alias Name: PHENYLMETHANE
Substance Alias ID: 316471
Sub Alias Name: TOLUOL
Sampling Result ID: 343075
Feature Id: Not reported
Hazard Release Id: 384603
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 10 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 120781
Haz Release ID: 384604
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 100-41-4
Substance Name: ETHYLBENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316146
Sub Alias Name: ETHYLBENZOL
Substance Alias ID: 316147
Sub Alias Name: PHENYLETHANE
Sampling Result ID: 343076
Feature Id: Not reported
Hazard Release Id: 384604
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 4.8 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 121051
Haz Release ID: 384605
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs
Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Sampling Result ID: 343077
Feature Id: Not reported
Hazard Release Id: 384605
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 22 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Narrative:

NARR ID: 5734271
NARR Code: Contamination
Created By: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NardcIDontamination
NARR Comments:(11/25/94 GMW/SAS) Soil and groundwater contamination discovered at site between 1990 and 1993, when soil borings and monitoring wells were installed to determine the extent to which previous bulk plant operations had affected the environment. Site initially handled by DEQ LUST program (case #92-037). The site is adjacent to Vanwest Oil (ECSI #1582).

NARR ID: 5734272
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NardcIDData Sources
NARR Comments:DEQ ECSI file 1582.DEQ LUST files #29-90-0022 and 29-92-0037.DEQ LUST file #29-99-1416.

NARR ID: 5734273
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NardcIDHazardous Substance/Waste Types
NARR Comments:petroleum hydrocarbons (fuel); BTEX

NARR ID: 5734274
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NardcIDManner of Release
NARR Comments:Manner of release unknown, but may date back to the late 1920s.

NARR ID: 5734275
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NardcIDPathways & Other Hazards
NARR Comments:Shallow groundwater flows to the north or northwest, away from two nearby municipal wells operated by Tillamook Water Commission.

NARR ID: 5734276
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NardcIDRemedial Action
NARR Comments:(11/25/94 GMW/SAS) The dissolved hydrocarbon plume extends off-site

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

to the north and west, and has not been fully characterized. Contamination appears to be from sources other than USTs. High BTEX concentrations call for further action under a medium priority; and RI/FS under VCP oversight or a PA. SEE ALSO ECSI FILE #1582.

NARR ID: 5734277
NARR Code: Health Threats
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for Narcd: Health Threats
NARR Comments: Possibility of groundwater contamination at site affecting municipal wells operated by Tillamook Water Commission, should the flow direction of groundwater vary.

Administrative Action:

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9465
Region: Northwestern Region
Complete Date: 02/24/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Action ID: 9437
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9503
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Remedial Investigation/Feasibility Study recommended
Further Action: Medium
Comments: otherwise a PA

Action ID: 9448
Region: Northwestern Region
Complete Date: 06/15/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Review for final listing
Further Action: Not reported
Comments: Not reported

Action ID: 9488

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CUMMINGS TRANSFER - TAX LOTS 1501 & 1504 (Continued)

S109346073

Region: Northwestern Region
Complete Date: 06/15/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing on Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9438
Region: Headquarters
Complete Date: 06/19/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 132912
Operation Status: Active
Common Name: Cummings Transfer Co.
Yrs of Operation: 1929 to present
Comments: Currently a refueling facility; formerly a petroleum bulk plant.
Updated Date: 12/24/1996
Updated By: kpd
Decode for OpstatID: Active
Operations SIC Id: 195872
SIC Code: 5171
Created By: Not reported
Created Date: 12/17/2002

CRL:

Facility ID: 1581
Location ID: 8865
Status Code: LIS
Facility Status: Remedial Investigation/Feasibility Study recommended
Lat/Long: 45.4557 / -123.8313

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

P50 VANWEST OIL CO. - TAX LOT 1503
ESE 2903 3RD ST.
1/2-1 TILLAMOOK, OR 97141
0.800 mi.
4226 ft. Site 2 of 2 in cluster P

ECSI S109346074
CRL N/A

Relative:
Higher

ECSI:

Actual:
28 ft.

State ID Number: 1582
Brown ID: 0
Study Area: False
Region ID: 2
Legislative ID: 832
Investigation: Listed on the CRL/Inventory
FACA ID: 8867
Further Action: 258
Lat/Long (dms): 45 27 20.50 / -123 49 56.30
County Code: 29.00
Score Value: Not reported
Cerclis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: Not reported
Size: 0.5 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 10/22/2008
Created Date: 07/26/1994
Decode For RegionID: Northwest Region
Decode For BrownID: Not reported
Decode For Furtheract: Medium
Decode For Investstat: Listed on the CRL/Inventory
Decode For Legislative: Owner, operator or other party under state or federal authority
Alias Name: Truax-Harris #328
Alias Name: Hockema Coast Oil

Hazardous Release:

Substance ID.: 121608
Haz Release ID: 384606
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 71-43-2
Substance Name: BENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8502
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Substance Alias ID: 319178
Sub Alias Name: BENZOL
Substance Alias ID: 319179
Sub Alias Name: COAL NAPHTHA
Substance Alias ID: 319180
Sub Alias Name: CYCLOHEXATRIENE
Substance Alias ID: 319181
Sub Alias Name: PHENE
Substance Alias ID: 319182
Sub Alias Name: PYROBENZOL
Sampling Result ID: 343078
Feature Id: Not reported
Hazard Release Id: 384606
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 0.36 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 120883
Haz Release ID: 384607
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 108-88-3
Substance Name: TOLUENE
Substance Abbrev.: Not reported
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8520
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316466
Sub Alias Name: BENZENE,METHYL-
Substance Alias ID: 316467
Sub Alias Name: METHACIDE
Substance Alias ID: 316468
Sub Alias Name: METHYLBENZENE
Substance Alias ID: 316469
Sub Alias Name: METHYLBENZOL
Substance Alias ID: 316470

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Sub Alias Name: PHENYLMETHANE
Substance Alias ID: 316471
Sub Alias Name: TOLUOL
Sampling Result ID: 343079
Feature Id: Not reported
Hazard Release Id: 384607
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 5 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 120781
Haz Release ID: 384608
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 100-41-4
Substance Name: ETHYLBENZENE
Substance Abbrev.: Not reported
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8515
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 316146
Sub Alias Name: ETHYLBENZOL
Substance Alias ID: 316147
Sub Alias Name: PHENYLETHANE
Sampling Result ID: 343080
Feature Id: Not reported
Hazard Release Id: 384608
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 2.6 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Substance ID.: 121051
Haz Release ID: 384609
Qty Released: unknown
Date Released: unknown
Update Date: 02/12/1994
Update By: Not reported
Substance Code: 1330-20-7
Substance Name: XYLENEs
Substance Abbrev.: Not reported
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Category ID: 8526
Substance Category: Volatiles
Category Level: Not reported
Created By: Not reported
Created Date: 12/17/2002
Substance Alias ID: 317017
Sub Alias Name: DIMETHYLBENZENEs
Substance Alias ID: 317018
Sub Alias Name: XYLOLs
Sampling Result ID: 343081
Feature Id: Not reported
Hazard Release Id: 384609
Medium: 698
Substance Abbrev.: Not reported
Unit Code: Not reported
Observation: False
Owner Operator: False
Lab Data: True
Sample Depth: Not reported
Start Date: 07/21/1993
End Date: Not reported
Min Concentration: Not reported
Max Concentration: Not reported
Sample Comment: 17 ppm
Last Update By: ars
Update Date: 12/02/1994
Decode for MediumID: Groundwater

Narrative:

NARR ID: 5734278
NARR Code: Contamination
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NarcIDontamination
NARR Comments:(11/25/94 GMW/SAS) Soil and groundwater contamination discovered at

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

site between 1990 and 1993, when soil boring and monitoring wells were installed to determine the extent to which previous bulk plant operations had affected the environment. Site initially handled by DEQ LUST program (case #92-037). The site is adjacent to Cummings Transfer (ECSI #1581).(7/24/02 RR/UST) Significant soil and groundwater contamination documented in past from sources other than USTs.

NARR ID: 5734279
NARR Code: Data Sources
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NARCD: Data Sources
NARR Comments: DEQ ECSI file 1581. DEQ LUST files #29-90-0022 and 29-92-0037. DEQ LUST file #29-99-1416.

NARR ID: 5734280
NARR Code: Hazardous Substance/Waste Types
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Hazardous Substance/Waste Types
NARR Comments: Petroleum hydrocarbons (fuel), BTEX.

NARR ID: 5734281
NARR Code: Manner of Release
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NARCD: Manner of Release
NARR Comments: Manner of release unknown, but may date back to the late 1920s. Petroleum release reported 12/23/99 following decommissioning of a UST.

NARR ID: 5734282
NARR Code: Pathways Other Hazards
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARCD: Pathways & Other Hazards
NARR Comments: Shallow groundwater flows to the north or northwest, away from two nearby municipal wells operated by Tillamook Water Commission.

NARR ID: 5734283
NARR Code: Remedial Action
Created By: Not reported
Created Date: 12/17/2002
Updated By: JWAGGY
Updated Date: 12/20/2005
Decode for NARCD: Remedial Action
NARR Comments: (11/25/94 GMW/SAS) The dissolved hydrocarbon plume extends off-site to the north and west, and has not been fully characterized.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Contamination appears to be from sources other than USTs. High BTEX concentrations call for further action under a medium priority: an RI/FS under VCP oversight, or a PA.(7/24/02 RR/UST) Site referred to SA Program from NWR Tanks Program in July 2002. In November 2000, a 675 gallon UST was decommissioned in place by filling with sand slurry. After cleaning the tank and filling with sand slurry, two soil samples were collected. Diesel contamination was discovered, which was unexpected since the UST was reportedly a gasoline tank. Given the levels of soil contamination, additional site assessment is needed to define the extent of contamination, as well as analyze the constituents of concern (BTEX and PAHs). Given the results of earlier site assessment investigations on this property, contamination will likely be found, but will not likely be associated with this tank decommissioning.

NARR ID: 5734284
NARR Code: Health Threats
Created By: Not reported
Created Date: 12/17/2002
Updated By: Not reported
Updated Date: 12/17/2002
Decode for NARR: Health Threats
NARR Comments: Possibility of groundwater contamination at site affecting municipal wells operated by Tillamook Water Commission, should the flow direction of groundwater vary.

Administrative Action:

Action ID: 9424
Region: Northwestern Region
Complete Date: Not reported
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9498
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Proposal for Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9465
Region: Northwestern Region
Complete Date: 02/24/1995

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Facility proposed for Confirmed Release List
Further Action: Not reported
Comments: Not reported

Action ID: 9437
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing Review completed
Further Action: Not reported
Comments: Not reported

Action ID: 9425
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: SITE EVALUATION
Further Action: Not reported
Comments: Not reported

Action ID: 9503
Region: Northwestern Region
Complete Date: 11/25/1994
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Remedial Investigation/Feasibility Study recommended
Further Action: Medium
Comments: otherwise, a PA

Action ID: 9448
Region: Northwestern Region
Complete Date: 06/15/1995
Rank Value: 0

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Review for final listing
Further Action: Not reported
Comments: Not reported

Action ID: 9488
Region: Northwestern Region
Complete Date: 06/15/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Listing Action
Action Code Flag: False
Action: Listing on Confirmed Release List recommended
Further Action: Not reported
Comments: Not reported

Action ID: 9438
Region: Headquarters
Complete Date: 06/16/1995
Rank Value: 0
Cleanup Flag: False
Created Date: 12/17/2002
Decode for Agency: Department of Environmental Quality
Decode for Region: Headquarters
Category: Listing Action
Action Code Flag: False
Action: Facility placed on Confirmed Release List
Further Action: Not reported
Comments: Not reported

Operations:

Operation Id: 132913
Operation Status: Active
Common Name: Vanwest Oil Co.
Yrs of Operation: 1929 to present
Comments: petroleum bulk plant and refueling facility
Updated Date: 12/24/1996
Updated By: kpd
Decode for OpstatID: Active
Operations SIC Id: 195873
SIC Code: 5171
Created By: Not reported
Created Date: 12/17/2002

CRL:

Facility ID: 1582
Location ID: 8867
Status Code: LIS
Facility Status: Remedial Investigation/Feasibility Study recommended

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

VANWEST OIL CO. - TAX LOT 1503 (Continued)

S109346074

Lat/Long: 45.4557 / -123.8323

51
NE
1/2-1
0.941 mi.
4971 ft.

**TILLAMOOK SAFEWAY (FORMER)
955 MAIN AVE. N
TILLAMOOK, OR 97141**

**ECSI
INST CONTROL
BROWNFIELDS**

**S111005936
N/A**

**Relative:
Lower**

ECSI:

**Actual:
11 ft.**

State ID Number: 5566
Brown ID: Brownfield Site - Assistance From Other Public Agencies
Study Area: False
Region ID: 2
Legislative ID: 0
Investigation: No Further Action
FACA ID: 119974
Further Action: 0
Lat/Long (dms): 45 27 46.80 / -123 50 38.40
County Code: 29.00
Score Value: Not reported
Cercdis ID: Not reported
Township Coord.: 1.00
Township Zone: S
Range Coord: 9.00
Range Zone: W
Section Coord: 30
Qtr Section: Not reported
Tax Lots: 400
Size: 4.77 acres
NPL: False
Orphan: False
Updated By: GWISTAR
Update Date: 04/30/2015
Created Date: 04/19/2011
Decode For RegionID: Northwest Region
Decode For BrownID: Brownfield Site - Assistance from Other Public Agencies
Decode For Furtheract: Not reported
Decode For Investstat: No Further Action
Decode For Legislative: Not reported

Narrative:

NARR ID: 5753152
NARR Code: Site Contacts
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER
Updated Date: 08/13/2012
Decode for NarcdID: Site Contacts
NARR Comments: City owns property: David Mattison 210 Laurel Ave. Tillamook, OR
97141 (503) 842-3443 (direct line) or (503) 842-2472, Ext. 3465 Fax
(503) 842-3445 Paul Wyntergreen City Manager 210 Laurel Ave. Tillamook,
OR 97141 (503) 842-2472 Ext. 3460 Fax (503) 842-3445

NARR ID: 5753155
NARR Code: Contamination
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK SAFEWAY (FORMER) (Continued)

S111005936

Updated Date: 04/29/2011
Decode for NardIDontamination
NARR Comments:petroleum products, metals

NARR ID: 5753153
NARR Code: Data Sources
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER
Updated Date: 04/29/2011
Decode for NardIDData Sources
NARR Comments:[4/29/11 SAM/SA] Phase I Environmental Site Assessmnet 955 N. Main Ave, Tillamook Oregon. Prepared by Hahn and Associates. February 5, 2007. Phase II Environmental Site Assessment 955 N Main Ave, Tillamook, Oregon. Prepared by Anderson Geological. March 7, 2011.

NARR ID: 5753157
NARR Code: Manner of Release
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER
Updated Date: 04/29/2011
Decode for NardIDManner of Release
NARR Comments:[4/29/2011 SAM/SA] unknownA number of sites in the surrounding area have documented petroleum releases. Of direct concern for the Site are significant petroleum releases (primarily gasoline) that occurred at the Coast Tire site (see DEQs Environmental Cleanup Site Information [ECSI] file #3784) located immediately south of the Site.

NARR ID: 5753156
NARR Code: Remedial Action
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER
Updated Date: 04/29/2011
Decode for NardIDRemedial Action
NARR Comments:[4/29/11 SAM/SA]The Phase I report was prepared by Hahn and Associates, Inc. on behalf of Safeway Inc., and is dated February 5, 2007. The Phase II report was prepared on behalf of Tillamook County Department of Community Development by Anderson Geological, Inc. and is dated March 7, 2011A Phase II Environmental Site Assessment was completed in 2010 and included advancing 14 soil borings for soil and groundwater sample collection and analysis. Soil samples were generally analyzed for petroleum hydrocarbons, with selected samples analyzed for constituents commonly associated with petroleum, including the metals cadmium, chromium and lead, volatile organic compounds, and/or polycyclic aromatic hydrocarbons. In addition, three soil samples were analyzed for PCBs. Groundwater samples were analyzed for petroleum hydrocarbons, the metals cadmium, chromium and lead, and volatile organic compounds.The human health risk screening presented in the Phase II report(Tables 1, 2, 3) concluded there were no contaminant concentrations above the most conservative applicable cleanup standards based on residential property use. One detected concentration of gasoline and one detected concentration in soil exceeded the risk-based concentration for vapor intrusion into building. The vapor intrusion pathway into buildings was not identified as a potentially complete pathway based on the City of

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK SAFEWAY (FORMER) (Continued)

S111005936

Tillamook's intention to develop the Site as open space/green space. Ground surfaces at the site are covered with pavement or the site building. The site does not provide significant habitat for wildlife or plants. Three soil samples at depths of 6 and 15 feet in the anthropogenic fill area had chromium and lead levels above Level II Ecological Screening Values for individual birds and plants. The 10 to 24 inches of surficial fill on top of the anthropogenic fill is expected to provide a sufficient cap for the bird and plant pathway in a non-significant terrestrial wildlife area. There are no threatened plants expected on the site. Metal concentrations are at levels that are protective of mammals.

NARR ID: 5753154
NARR Code: Site History
Created By: SMILLER
Created Date: 04/29/2011
Updated By: SMILLER
Updated Date: 04/29/2011
Decode for NARR: Site History

NARR Comments: [4/29/11 SAM/SA] Records indicate that historical site use was largely for agricultural purposes (e.g., pasture). Historical records and anecdotal reports, and a test pit investigation in 1980 indicated that anthropogenic fill including wood, sawdust, household refuse and automobile parts were emplaced in the southern portion of the site (i.e., southwest of the existing structure), to a depth of 8 feet in places. From 1981 to 2006, the Safeway grocery store was located on site. The property is subject to frequent flooding and proposed for eventual conversion into a natural greenspace.

Site Control:

Site Control #: 651
Control Number: 1
Begin Date: 04/09/2012
End Date: Not reported
Frequency Of Review: 0
Last Reviewed By: Sarah Miller
Last Reviewed Date: 04/29/2011
Last Update By: SMILLER
Last Updated Date: 08/09/2012
Site Comment: Deed notice - No permanent structures can be built on property.

Administrative Action:

Action ID: 9424
Region: Not reported
Complete Date: 04/19/2011
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/19/2011
Decode for Agency: Department of Environmental Quality
Decode for Region: Not reported
Category: Administrative Action
Action Code Flag: False
Action: Site added to database
Further Action: Not reported
Comments: Not reported

Action ID: 9440
Region: Northwestern Region

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

TILLAMOOK SAFEWAY (FORMER) (Continued)

S111005936

Complete Date: 04/21/2011
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/21/2011
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: Letter Agreement
Further Action: 0
Comments: Not reported

Action ID: 9411
Region: Northwestern Region
Complete Date: 04/29/2011
Rank Value: Not reported
Cleanup Flag: False
Created Date: 04/29/2011
Decode for Agency: Department of Environmental Quality
Decode for Region: Northwest Region
Category: Remedial Action
Action Code Flag: False
Action: No Further Action (Conditional)
Further Action: 0
Comments: cNFA- keep site in open space

OR INSTUTIONAL CONTROL:

Site Control Sequence #: 651
Site Id: 5566
Control Sequence #: 1
Begin Date: 04/09/2012
End Date: Not reported
Frequency Of Review: 0
Last Reviewed By: Sarah Miller
Last Review Date: 04/29/2011
Last Updated By: SMILLER
Last Updated Date: 08/09/2012
Group Sequence #: 1
Control Code: DN
Control Description: Deed Notice
FK Type Code: 1
Group Code: ID
Group Description: Informational Devices
Type Code: I
Type Description: Institutional
Comments: Deed notice - No permanent structures can be built on property.

OR BROWNFIELDS:

Geolocation Id: 119974
Status: No Further Action (Conditional)
Lat/Long: 45.463 / -123.844

Count: 4 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
TILLAMOOK	S100921213	HEATING OIL TANK	HWY 101 N	97141	LUST
TILLAMOOK	S100496958	TILLAMOOK CREAMERY	HIGHWAY 101, NORTH	97141	LUST
TILLAMOOK	1016359776	SCHMIDT PROPERTY	FRONT STREET AND DOUGLAS STREE	97141	US BROWNFIELDS, FINDS
TILLAMOOK	S115337621	SCHMIDT PROPERTY	FRONT & DOUGLAS STS.		RGA HWS

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.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

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: 03/26/2015	Source: EPA
Date Data Arrived at EDR: 04/08/2015	Telephone: N/A
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 75	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

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 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 03/26/2015	Source: EPA
Date Data Arrived at EDR: 04/08/2015	Telephone: N/A
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 75	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by 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 received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 08/15/2011
Number of Days to Update: 56	Next Scheduled EDR Contact: 11/28/2011
	Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal Delisted NPL site list

Delisted NPL: National Priority List Deletions

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: 03/26/2015	Source: EPA
Date Data Arrived at EDR: 04/08/2015	Telephone: N/A
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 75	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

Federal CERCLIS list

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 03/26/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 04/08/2015	Telephone: 703-603-8704
Date Made Active in Reports: 06/11/2015	Last EDR Contact: 07/10/2015
Number of Days to Update: 64	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Varies

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

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: 10/25/2013	Source: EPA
Date Data Arrived at EDR: 11/11/2013	Telephone: 703-412-9810
Date Made Active in Reports: 02/13/2014	Last EDR Contact: 05/29/2015
Number of Days to Update: 94	Next Scheduled EDR Contact: 09/07/2015
	Data Release Frequency: Quarterly

Federal CERCLIS NFRAP site List

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 10/25/2013	Source: EPA
Date Data Arrived at EDR: 11/11/2013	Telephone: 703-412-9810
Date Made Active in Reports: 02/13/2014	Last EDR Contact: 05/29/2015
Number of Days to Update: 94	Next Scheduled EDR Contact: 09/07/2015
	Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

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. 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). Transporters are individuals or entities that move hazardous waste from the generator offsite 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: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

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. 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). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

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. 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). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Quarterly

RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators

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. 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.

Date of Government Version: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal institutional controls / engineering controls registries

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 05/28/2015	Source: Department of the Navy
Date Data Arrived at EDR: 05/29/2015	Telephone: 843-820-7326
Date Made Active in Reports: 06/11/2015	Last EDR Contact: 08/12/2015
Number of Days to Update: 13	Next Scheduled EDR Contact: 11/30/2015
	Data Release Frequency: Varies

US ENG CONTROLS: Engineering Controls Sites List

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: 06/09/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/26/2015	Telephone: 703-603-0695
Date Made Active in Reports: 09/02/2015	Last EDR Contact: 08/31/2015
Number of Days to Update: 68	Next Scheduled EDR Contact: 12/14/2015
	Data Release Frequency: Varies

US INST CONTROL: Sites with Institutional Controls

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: 06/09/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/26/2015	Telephone: 703-603-0695
Date Made Active in Reports: 09/02/2015	Last EDR Contact: 08/31/2015
Number of Days to Update: 68	Next Scheduled EDR Contact: 12/14/2015
	Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

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

Date of Government Version: 06/22/2015	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 06/26/2015	Telephone: 202-267-2180
Date Made Active in Reports: 09/16/2015	Last EDR Contact: 06/26/2015
Number of Days to Update: 82	Next Scheduled EDR Contact: 10/12/2015
	Data Release Frequency: Annually

State- and tribal - equivalent CERCLIS

ECSI: Environmental Cleanup Site Information System

Sites that are or may be contaminated and may require cleanup.

Date of Government Version: 07/01/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/09/2015	Telephone: 503-229-6629
Date Made Active in Reports: 07/24/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 15	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

CRL: Confirmed Release List and Inventory

All facilities with a confirmed release.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 08/01/2015
Date Data Arrived at EDR: 08/19/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 29

Source: Department of Environmental Quality
Telephone: 503-229-6170
Last EDR Contact: 08/19/2015
Next Scheduled EDR Contact: 11/30/2015
Data Release Frequency: Quarterly

State and tribal landfill and/or solid waste disposal site lists

SWF/LF: Solid Waste Facilities List

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, 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.

Date of Government Version: 07/22/2015
Date Data Arrived at EDR: 07/24/2015
Date Made Active in Reports: 08/19/2015
Number of Days to Update: 26

Source: Department of Environmental Quality
Telephone: 503-229-6299
Last EDR Contact: 07/20/2015
Next Scheduled EDR Contact: 11/02/2015
Data Release Frequency: Semi-Annually

State and tribal leaking storage tank lists

LUST: Leaking Underground Storage Tank Database

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: 07/01/2015
Date Data Arrived at EDR: 08/19/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 29

Source: Department of Environmental Quality
Telephone: 503-229-5790
Last EDR Contact: 08/19/2015
Next Scheduled EDR Contact: 11/30/2015
Data Release Frequency: Quarterly

INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land

Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 04/30/2015
Date Data Arrived at EDR: 05/29/2015
Date Made Active in Reports: 06/22/2015
Number of Days to Update: 24

Source: EPA, Region 5
Telephone: 312-886-7439
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Varies

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land

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

Date of Government Version: 01/08/2015
Date Data Arrived at EDR: 01/08/2015
Date Made Active in Reports: 02/09/2015
Number of Days to Update: 32

Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 07/31/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Quarterly

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land

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

Date of Government Version: 02/03/2015
Date Data Arrived at EDR: 02/12/2015
Date Made Active in Reports: 03/13/2015
Number of Days to Update: 29

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 04/30/2015	Source: EPA Region 8
Date Data Arrived at EDR: 05/05/2015	Telephone: 303-312-6271
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 48	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Quarterly

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 03/30/2015	Source: EPA Region 7
Date Data Arrived at EDR: 04/28/2015	Telephone: 913-551-7003
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 55	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 03/17/2015	Source: EPA Region 6
Date Data Arrived at EDR: 05/01/2015	Telephone: 214-665-6597
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 52	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 09/30/2014	Source: EPA Region 4
Date Data Arrived at EDR: 03/03/2015	Telephone: 404-562-8677
Date Made Active in Reports: 03/13/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 10	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Semi-Annually

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 02/03/2015	Source: EPA Region 1
Date Data Arrived at EDR: 04/30/2015	Telephone: 617-918-1313
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/31/2015
Number of Days to Update: 53	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

State and tribal registered storage tank lists

FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/10/2015
Number of Days to Update: 55	Next Scheduled EDR Contact: 10/28/2015
	Data Release Frequency: Varies

UST: Underground Storage Tank Database

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/01/2015
Date Data Arrived at EDR: 08/19/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 29

Source: Department of Environmental Quality
Telephone: 503-229-5815
Last EDR Contact: 08/19/2015
Next Scheduled EDR Contact: 11/30/2015
Data Release Frequency: Quarterly

AST: Aboveground Storage Tanks

Aboveground storage tank locations reported to the Office of State Fire Marshal.

Date of Government Version: 07/09/2015
Date Data Arrived at EDR: 07/24/2015
Date Made Active in Reports: 08/19/2015
Number of Days to Update: 26

Source: Office of State Fire Marshal
Telephone: 503-378-3473
Last EDR Contact: 07/24/2015
Next Scheduled EDR Contact: 11/16/2015
Data Release Frequency: Semi-Annually

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 05/06/2015
Date Data Arrived at EDR: 05/19/2015
Date Made Active in Reports: 06/22/2015
Number of Days to Update: 34

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Quarterly

INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 04/30/2015
Date Data Arrived at EDR: 05/26/2015
Date Made Active in Reports: 06/22/2015
Number of Days to Update: 27

Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 03/17/2015
Date Data Arrived at EDR: 05/01/2015
Date Made Active in Reports: 06/22/2015
Number of Days to Update: 52

Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Semi-Annually

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations).

Date of Government Version: 09/30/2014
Date Data Arrived at EDR: 03/03/2015
Date Made Active in Reports: 03/13/2015
Number of Days to Update: 10

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Semi-Annually

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/03/2015	Source: EPA, Region 1
Date Data Arrived at EDR: 04/30/2015	Telephone: 617-918-1313
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/31/2015
Number of Days to Update: 53	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 12/14/2014	Source: EPA Region 9
Date Data Arrived at EDR: 02/13/2015	Telephone: 415-972-3368
Date Made Active in Reports: 03/13/2015	Last EDR Contact: 07/31/2015
Number of Days to Update: 28	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Quarterly

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 04/30/2015	Source: EPA Region 8
Date Data Arrived at EDR: 05/05/2015	Telephone: 303-312-6137
Date Made Active in Reports: 06/22/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 48	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Quarterly

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 09/23/2014	Source: EPA Region 7
Date Data Arrived at EDR: 11/25/2014	Telephone: 913-551-7003
Date Made Active in Reports: 01/29/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 65	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

State and tribal institutional control / engineering control registries

ENG CONTROLS: Engineering Controls Recorded at ESCI Sites

Engineering controls are physical measures selected or approved by the Director for the purpose of preventing or minimizing exposure to hazardous substances. Engineering controls may include, but are not limited to, fencing, capping, horizontal or vertical barriers, hydraulic controls, and alternative water supplies.

Date of Government Version: 07/01/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/09/2015	Telephone: 503-229-5193
Date Made Active in Reports: 07/24/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 15	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

INST CONTROL: Institutional Controls Recorded at ESCI Sites

An institutional control is a legal or administrative tool or action taken to reduce the potential for exposure to hazardous substances. Institutional controls may include, but are not limited to, use restrictions, environmental monitoring requirements, and site access and security measures.

Date of Government Version: 07/01/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/09/2015	Telephone: 503-229-5193
Date Made Active in Reports: 07/24/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 15	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

State and tribal voluntary cleanup sites

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 09/29/2014	Source: EPA, Region 1
Date Data Arrived at EDR: 10/01/2014	Telephone: 617-918-1102
Date Made Active in Reports: 11/06/2014	Last EDR Contact: 06/26/2015
Number of Days to Update: 36	Next Scheduled EDR Contact: 10/12/2015
	Data Release Frequency: Varies

INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008	Source: EPA, Region 7
Date Data Arrived at EDR: 04/22/2008	Telephone: 913-551-7365
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 04/20/2009
Number of Days to Update: 27	Next Scheduled EDR Contact: 07/20/2009
	Data Release Frequency: Varies

VCS: Voluntary Cleanup Program Sites

Responsible parties have entered into an agreement with DEQ to voluntarily address contamination associated with their property.

Date of Government Version: 07/06/2015	Source: DEQ
Date Data Arrived at EDR: 07/08/2015	Telephone: 503-229-5256
Date Made Active in Reports: 07/24/2015	Last EDR Contact: 07/06/2015
Number of Days to Update: 16	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Quarterly

State and tribal Brownfields sites

BROWNFIELDS: Brownfields Projects

Brownfields investigations and/or cleanups that have been conducted in Oregon.

Date of Government Version: 08/01/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 08/19/2015	Telephone: 503-229-6801
Date Made Active in Reports: 09/17/2015	Last EDR Contact: 08/19/2015
Number of Days to Update: 29	Next Scheduled EDR Contact: 11/30/2015
	Data Release Frequency: Semi-Annually

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 06/22/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/24/2015	Telephone: 202-566-2777
Date Made Active in Reports: 09/02/2015	Last EDR Contact: 06/24/2015
Number of Days to Update: 70	Next Scheduled EDR Contact: 10/05/2015
	Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

SWRCY: Recycling Facility Location Listing
A listing of recycling facility locations.

Date of Government Version: 08/31/2015
Date Data Arrived at EDR: 09/02/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 15

Source: Department of Environmental Quality
Telephone: 503-229-5353
Last EDR Contact: 09/14/2015
Next Scheduled EDR Contact: 12/14/2015
Data Release Frequency: Quarterly

HIST LF: Old Closed SW Disposal Sites

A list of solid waste disposal sites that have been closed for a long while.

Date of Government Version: 04/01/2000
Date Data Arrived at EDR: 07/08/2003
Date Made Active in Reports: 07/18/2003
Number of Days to Update: 10

Source: Department of Environmental Quality
Telephone: 503-229-5409
Last EDR Contact: 07/08/2003
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 05/01/2015
Next Scheduled EDR Contact: 08/17/2015
Data Release Frequency: Varies

ODI: Open Dump Inventory

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: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: No Update Planned

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 06/01/2015
Date Data Arrived at EDR: 06/02/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 106

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 08/31/2015
Next Scheduled EDR Contact: 12/14/2015
Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

AOC COL: Columbia Slough

Columbia Slough waterway boundaries.

Date of Government Version: 08/10/2005
Date Data Arrived at EDR: 05/17/2006
Date Made Active in Reports: 06/16/2006
Number of Days to Update: 30

Source: City of Portland Environmental Services
Telephone: 503-823-5310
Last EDR Contact: 03/13/2007
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

AOC MU: East Multnomah County Area

Approximate extent of TSA VOC plume February , 2002

Date of Government Version: N/A
Date Data Arrived at EDR: 10/07/2002
Date Made Active in Reports: 10/22/2002
Number of Days to Update: 15

Source: City of Portland Environmental Services
Telephone: 503-823-5310
Last EDR Contact: 03/13/2007
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

CDL: Uninhabitable Drug Lab Properties

The properties listed on these county pages have been declared by a law enforcement agency to be unfit for use due to meth lab and/or storage activities. The properties are considered uninhabitable until cleaned up by a state certified decontamination contractor and a certificate of fitness is issued by the Oregon Health Division.

Date of Government Version: 07/27/2015
Date Data Arrived at EDR: 08/14/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 34

Source: Department of Consumer & Business Services
Telephone: 503-378-4133
Last EDR Contact: 08/11/2015
Next Scheduled EDR Contact: 11/23/2015
Data Release Frequency: Varies

CDL 2: Clandestine Drug Lab Site Listing

A listing of clandestine drug lab site locations included in the Incident database.

Date of Government Version: 04/01/2014
Date Data Arrived at EDR: 05/07/2014
Date Made Active in Reports: 05/22/2014
Number of Days to Update: 15

Source: Oregon State Police
Telephone: 503-373-1540
Last EDR Contact: 08/06/2015
Next Scheduled EDR Contact: 11/16/2015
Data Release Frequency: Varies

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 05/15/2015
Date Data Arrived at EDR: 06/02/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 106

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 08/31/2015
Next Scheduled EDR Contact: 12/14/2015
Data Release Frequency: Quarterly

Local Land Records

LIENS 2: CERCLA Lien Information

A Federal CERCLA ("Superfund") lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/18/2014
Date Data Arrived at EDR: 03/18/2014
Date Made Active in Reports: 04/24/2014
Number of Days to Update: 37

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Varies

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

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

Date of Government Version: 06/24/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/02/2015
Number of Days to Update: 68

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Annually

SPILLS: Spill Data

Oil and hazardous material spills reported to the Environmental Response Program.

Date of Government Version: 07/01/2015
Date Data Arrived at EDR: 07/10/2015
Date Made Active in Reports: 07/24/2015
Number of Days to Update: 14

Source: Department of Environmental Quality
Telephone: 503-229-5815
Last EDR Contact: 07/06/2015
Next Scheduled EDR Contact: 10/19/2015
Data Release Frequency: Semi-Annually

HAZMAT: Hazmat/Incidents

Hazardous material incidents reported to the State Fire Marshal by emergency responders. The hazardous material may or may not have been released.

Date of Government Version: 06/22/2015
Date Data Arrived at EDR: 08/06/2015
Date Made Active in Reports: 09/17/2015
Number of Days to Update: 42

Source: State Fire Marshal's Office
Telephone: 503-373-1540
Last EDR Contact: 08/06/2015
Next Scheduled EDR Contact: 11/16/2015
Data Release Frequency: Semi-Annually

SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 05/01/2006
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 02/22/2013
Number of Days to Update: 50

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

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. 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). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 06/09/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 06/26/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FUDS: Formerly Used Defense Sites

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.

Date of Government Version: 06/06/2014	Source: U.S. Army Corps of Engineers
Date Data Arrived at EDR: 09/10/2014	Telephone: 202-528-4285
Date Made Active in Reports: 09/18/2014	Last EDR Contact: 07/08/2015
Number of Days to Update: 8	Next Scheduled EDR Contact: 09/21/2015
	Data Release Frequency: Varies

DOD: Department of Defense Sites

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: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 11/10/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 07/14/2015
Number of Days to Update: 62	Next Scheduled EDR Contact: 10/28/2015
	Data Release Frequency: Semi-Annually

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005	Source: U.S. Geological Survey
Date Data Arrived at EDR: 02/06/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 07/14/2015
Number of Days to Update: 339	Next Scheduled EDR Contact: 10/28/2015
	Data Release Frequency: N/A

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 03/07/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/09/2011	Telephone: 615-532-8599
Date Made Active in Reports: 05/02/2011	Last EDR Contact: 05/21/2015
Number of Days to Update: 54	Next Scheduled EDR Contact: 08/31/2015
	Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 06/01/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/02/2015	Telephone: 202-566-1917
Date Made Active in Reports: 09/16/2015	Last EDR Contact: 08/12/2015
Number of Days to Update: 106	Next Scheduled EDR Contact: 11/30/2015
	Data Release Frequency: Quarterly

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 08/30/2013
Date Data Arrived at EDR: 03/21/2014
Date Made Active in Reports: 06/17/2014
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 617-520-3000
Last EDR Contact: 08/04/2015
Next Scheduled EDR Contact: 11/23/2015
Data Release Frequency: Quarterly

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 04/22/2013
Date Data Arrived at EDR: 03/03/2015
Date Made Active in Reports: 03/09/2015
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 703-308-4044
Last EDR Contact: 05/14/2015
Next Scheduled EDR Contact: 08/24/2015
Data Release Frequency: Varies

TSCA: Toxic Substances Control Act

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: 12/31/2012
Date Data Arrived at EDR: 01/15/2015
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 14

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 06/25/2015
Next Scheduled EDR Contact: 10/05/2015
Data Release Frequency: Every 4 Years

TRIS: Toxic Chemical Release Inventory System

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: 12/31/2013
Date Data Arrived at EDR: 02/12/2015
Date Made Active in Reports: 06/02/2015
Number of Days to Update: 110

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 01/29/2015
Next Scheduled EDR Contact: 06/08/2015
Data Release Frequency: Annually

SSTS: Section 7 Tracking Systems

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: 12/31/2009
Date Data Arrived at EDR: 12/10/2010
Date Made Active in Reports: 02/25/2011
Number of Days to Update: 77

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 07/22/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Annually

ROD: Records Of Decision

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: 11/25/2013
Date Data Arrived at EDR: 12/12/2013
Date Made Active in Reports: 02/24/2014
Number of Days to Update: 74

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 06/12/2015
Next Scheduled EDR Contact: 09/21/2015
Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 02/01/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/13/2015	Telephone: 202-564-8600
Date Made Active in Reports: 03/25/2015	Last EDR Contact: 07/22/2015
Number of Days to Update: 40	Next Scheduled EDR Contact: 11/09/2015
	Data Release Frequency: Varies

RAATS: RCRA Administrative Action Tracking System

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: 04/17/1995	Source: EPA
Date Data Arrived at EDR: 07/03/1995	Telephone: 202-564-4104
Date Made Active in Reports: 08/07/1995	Last EDR Contact: 06/02/2008
Number of Days to Update: 35	Next Scheduled EDR Contact: 09/01/2008
	Data Release Frequency: No Update Planned

PRP: Potentially Responsible Parties

A listing of verified Potentially Responsible Parties

Date of Government Version: 10/25/2013	Source: EPA
Date Data Arrived at EDR: 10/17/2014	Telephone: 202-564-6023
Date Made Active in Reports: 10/20/2014	Last EDR Contact: 05/14/2015
Number of Days to Update: 3	Next Scheduled EDR Contact: 08/24/2015
	Data Release Frequency: Quarterly

PADS: PCB Activity Database System

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: 07/01/2014	Source: EPA
Date Data Arrived at EDR: 10/15/2014	Telephone: 202-566-0500
Date Made Active in Reports: 11/17/2014	Last EDR Contact: 07/17/2015
Number of Days to Update: 33	Next Scheduled EDR Contact: 10/28/2015
	Data Release Frequency: Annually

ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 01/23/2015	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/06/2015	Telephone: 202-564-5088
Date Made Active in Reports: 03/09/2015	Last EDR Contact: 07/09/2015
Number of Days to Update: 31	Next Scheduled EDR Contact: 10/28/2015
	Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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

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: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 05/20/2015
Next Scheduled EDR Contact: 09/07/2015
Data Release Frequency: Quarterly

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

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 05/20/2015
Next Scheduled EDR Contact: 09/07/2015
Data Release Frequency: Quarterly

MLTS: Material Licensing Tracking System

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: 03/31/2015
Date Data Arrived at EDR: 04/09/2015
Date Made Active in Reports: 06/11/2015
Number of Days to Update: 63

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 06/04/2015
Next Scheduled EDR Contact: 09/21/2015
Data Release Frequency: Quarterly

COAL ASH DOE: Steam-Electric Plant Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 08/07/2009
Date Made Active in Reports: 10/22/2009
Number of Days to Update: 76

Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 07/13/2015
Next Scheduled EDR Contact: 10/28/2015
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 07/01/2014
Date Data Arrived at EDR: 09/10/2014
Date Made Active in Reports: 10/20/2014
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 06/12/2015
Next Scheduled EDR Contact: 09/21/2015
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 02/01/2011
Date Data Arrived at EDR: 10/19/2011
Date Made Active in Reports: 01/10/2012
Number of Days to Update: 83

Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 07/31/2015
Next Scheduled EDR Contact: 11/09/2015
Data Release Frequency: Varies

RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/07/2015
Date Data Arrived at EDR: 07/09/2015
Date Made Active in Reports: 09/16/2015
Number of Days to Update: 69

Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 07/09/2015
Next Scheduled EDR Contact: 10/19/2015
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 07/31/2012
Date Data Arrived at EDR: 08/07/2012
Date Made Active in Reports: 09/18/2012
Number of Days to Update: 42

Source: Department of Transportation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 08/04/2015
Next Scheduled EDR Contact: 11/16/2015
Data Release Frequency: Varies

CONSENT: Superfund (CERCLA) Consent Decrees

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.

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 04/17/2015
Date Made Active in Reports: 06/02/2015
Number of Days to Update: 46

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 06/22/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Varies

BRS: Biennial Reporting System

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: 12/31/2011
Date Data Arrived at EDR: 02/26/2013
Date Made Active in Reports: 04/19/2013
Number of Days to Update: 52

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 05/29/2015
Next Scheduled EDR Contact: 09/07/2015
Data Release Frequency: Biennially

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN RESERV: Indian Reservations

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: 12/31/2005
Date Data Arrived at EDR: 12/08/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 34

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 07/14/2015
Next Scheduled EDR Contact: 10/28/2015
Data Release Frequency: Semi-Annually

UMTRA: Uranium Mill Tailings Sites

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.

Date of Government Version: 09/14/2010
Date Data Arrived at EDR: 10/07/2011
Date Made Active in Reports: 03/01/2012
Number of Days to Update: 146

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 05/26/2015
Next Scheduled EDR Contact: 09/07/2015
Data Release Frequency: Varies

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 11/25/2014
Date Data Arrived at EDR: 11/26/2014
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 64

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 07/07/2015
Next Scheduled EDR Contact: 10/19/2015
Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931 and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust.

Date of Government Version: 04/05/2001
Date Data Arrived at EDR: 10/27/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 36

Source: American Journal of Public Health
Telephone: 703-305-6451
Last EDR Contact: 12/02/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 07/22/2015
Date Data Arrived at EDR: 07/24/2015
Date Made Active in Reports: 09/02/2015
Number of Days to Update: 40

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 06/22/2015
Next Scheduled EDR Contact: 10/05/2015
Data Release Frequency: Annually

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 07/22/2015
Date Data Arrived at EDR: 07/24/2015
Date Made Active in Reports: 09/02/2015
Number of Days to Update: 40

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 06/22/2015
Next Scheduled EDR Contact: 10/22/2015
Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

US MINES: Mines Master Index File

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

Date of Government Version: 05/14/2015	Source: Department of Labor, Mine Safety and Health Administration
Date Data Arrived at EDR: 06/03/2015	Telephone: 303-231-5959
Date Made Active in Reports: 09/02/2015	Last EDR Contact: 09/01/2015
Number of Days to Update: 91	Next Scheduled EDR Contact: 12/14/2015
	Data Release Frequency: Semi-Annually

US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 12/05/2005	Source: USGS
Date Data Arrived at EDR: 02/29/2008	Telephone: 703-648-7709
Date Made Active in Reports: 04/18/2008	Last EDR Contact: 06/05/2015
Number of Days to Update: 49	Next Scheduled EDR Contact: 09/14/2015
	Data Release Frequency: Varies

US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011	Source: USGS
Date Data Arrived at EDR: 06/08/2011	Telephone: 703-648-7709
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 06/05/2015
Number of Days to Update: 97	Next Scheduled EDR Contact: 09/14/2015
	Data Release Frequency: Varies

FINDS: Facility Index System/Facility Registry System

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: 01/18/2015	Source: EPA
Date Data Arrived at EDR: 02/27/2015	Telephone: (206) 553-1200
Date Made Active in Reports: 03/25/2015	Last EDR Contact: 06/10/2015
Number of Days to Update: 26	Next Scheduled EDR Contact: 09/21/2015
	Data Release Frequency: Quarterly

AIRS: Oregon Title V Facility Listing

A listing of Title V facility source and emissions information.

Date of Government Version: 12/31/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 01/16/2015	Telephone: 503-229-6459
Date Made Active in Reports: 02/27/2015	Last EDR Contact: 07/20/2015
Number of Days to Update: 42	Next Scheduled EDR Contact: 10/19/2015
	Data Release Frequency: Varies

COAL ASH: Coal Ash Disposal Sites Listing

A listing of coal ash disposal sites.

Date of Government Version: 12/31/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 12/19/2014	Telephone: 541-298-7255
Date Made Active in Reports: 02/02/2015	Last EDR Contact: 06/04/2015
Number of Days to Update: 45	Next Scheduled EDR Contact: 09/21/2015
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

DRYCLEANERS: Drycleaning Facilities

A listing of registered drycleaning facilities in Oregon.

Date of Government Version: 08/03/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 08/04/2015	Telephone: 503-229-6783
Date Made Active in Reports: 09/17/2015	Last EDR Contact: 08/03/2015
Number of Days to Update: 44	Next Scheduled EDR Contact: 11/16/2015
	Data Release Frequency: Varies

Financial Assurance 1: Financial Assurance Information Listing

Financial assurance information for hazardous waste facilities.

Date of Government Version: 11/21/2014	Source: Department of Environmental Quality
Date Data Arrived at EDR: 11/26/2014	Telephone: 541-633-2011
Date Made Active in Reports: 01/15/2015	Last EDR Contact: 05/26/2015
Number of Days to Update: 50	Next Scheduled EDR Contact: 09/07/2015
	Data Release Frequency: Varies

Financial Assurance 2: Financial Assurance Information Listing

Financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 05/26/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 05/28/2015	Telephone: 503-229-5521
Date Made Active in Reports: 06/30/2015	Last EDR Contact: 05/26/2015
Number of Days to Update: 33	Next Scheduled EDR Contact: 09/07/2015
	Data Release Frequency: Varies

HSIS: Hazardous Substance Information Survey

Companies in Oregon submitting the Hazardous Substance Information Survey and either reporting or not reporting hazardous substances.

Date of Government Version: 07/09/2015	Source: State Fire Marshal's Office
Date Data Arrived at EDR: 07/24/2015	Telephone: 503-373-1540
Date Made Active in Reports: 08/19/2015	Last EDR Contact: 07/24/2015
Number of Days to Update: 26	Next Scheduled EDR Contact: 11/16/2015
	Data Release Frequency: Semi-Annually

OR MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2014	Source: Department of Environmental Quality
Date Data Arrived at EDR: 06/16/2015	Telephone: N/A
Date Made Active in Reports: 07/24/2015	Last EDR Contact: 08/07/2015
Number of Days to Update: 38	Next Scheduled EDR Contact: 11/23/2015
	Data Release Frequency: Annually

NPDES: Wastewater Permits Database

A listing of permitted wastewater facilities.

Date of Government Version: 08/07/2015	Source: Department of Environmental Quality
Date Data Arrived at EDR: 08/10/2015	Telephone: 503-229-5657
Date Made Active in Reports: 09/17/2015	Last EDR Contact: 08/06/2015
Number of Days to Update: 38	Next Scheduled EDR Contact: 11/23/2015
	Data Release Frequency: Quarterly

UIC: Underground Injection Control Program Database

DEQ's Underground Injection Control Program is authorized by the Environmental Protection Agency (EPA) to regulate all underground injection in Oregon to protect groundwater resources.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 06/23/2015
Date Data Arrived at EDR: 06/26/2015
Date Made Active in Reports: 07/24/2015
Number of Days to Update: 28

Source: Department of Environmental Quality
Telephone: 503-229-5945
Last EDR Contact: 06/23/2015
Next Scheduled EDR Contact: 10/12/2015
Data Release Frequency: Varies

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR US Hist Auto Stat: EDR Exclusive Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential 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 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, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR US Hist Cleaners: EDR Exclusive Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner 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 establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

RGA HWS: Recovered Government Archive State Hazardous Waste Facilities List

The EDR Recovered Government Archive State Hazardous Waste database provides a list of SHWS incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Quality in Oregon.

Date of Government Version: N/A	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/01/2013	Telephone: N/A
Date Made Active in Reports: 01/03/2014	Last EDR Contact: 06/01/2012
Number of Days to Update: 186	Next Scheduled EDR Contact: N/A
	Data Release Frequency: Varies

RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Quality in Oregon.

Date of Government Version: N/A	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/01/2013	Telephone: N/A
Date Made Active in Reports: 01/13/2014	Last EDR Contact: 06/01/2012
Number of Days to Update: 196	Next Scheduled EDR Contact: N/A
	Data Release Frequency: Varies

RGA LUST: Recovered Government Archive Leaking Underground Storage Tank

The EDR Recovered Government Archive Leaking Underground Storage Tank database provides a list of LUST incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Quality in Oregon.

Date of Government Version: N/A	Source: Department of Environmental Quality
Date Data Arrived at EDR: 07/01/2013	Telephone: N/A
Date Made Active in Reports: 12/27/2013	Last EDR Contact: 06/01/2012
Number of Days to Update: 179	Next Scheduled EDR Contact: N/A
	Data Release Frequency: Varies

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.

NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 08/01/2015	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 08/06/2015	Telephone: 518-402-8651
Date Made Active in Reports: 08/24/2015	Last EDR Contact: 08/06/2015
Number of Days to Update: 18	Next Scheduled EDR Contact: 11/16/2015
	Data Release Frequency: Annually

WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2014	Source: Department of Natural Resources
Date Data Arrived at EDR: 03/19/2015	Telephone: N/A
Date Made Active in Reports: 04/07/2015	Last EDR Contact: 06/11/2015
Number of Days to Update: 19	Next Scheduled EDR Contact: 09/28/2015
	Data Release Frequency: Annually

Oil/Gas Pipelines

Source: PennWell Corporation
Telephone: 281-546-1505

Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). 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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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.

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: Child Care Listings

Source: Employment Department

Telephone: 503-947-1420

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2011 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, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory Data

Source: Oregon Geospatial Enterprise Office

Telephone: 503-378-2166

Current USGS 7.5 Minute Topographic Map

Source: U.S. Geological Survey

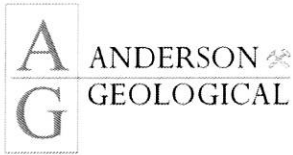
GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

STREET AND ADDRESS INFORMATION

© 2010 Tele Atlas North America, Inc. All rights reserved. This material is proprietary and the subject of copyright protection and other intellectual property rights owned by or licensed to Tele Atlas North America, Inc. The use of this material is subject to the terms of a license agreement. You will be held liable for any unauthorized copying or disclosure of this material.

APPENDIX C

INTERVIEW DOCUMENTATION
ENVIRONMENTAL FIELD CHECKLIST
OWNER QUESTIONNAIRE



Sadri Property
Map 1S1025, Tax lot 200
Tillamook, Oregon
Project #1420.02
September 21, 2015

USER QUESTIONNAIRE
PHASE I ENVIRONMENTAL SITE ASSESSMENT

1. Are you aware of any environmental cleanup liens that are filed or recorded against the property?

No Yes

2. Are you aware of any Activity and Land Use Limitations, such as engineering controls, land use restrictions or institutional controls that are in place on the property and/or have been filed or recorded in a registry under federal, tribal, state or local law?

No Yes

3. As the User of this ESA report, do you have any specialized knowledge or experience related to the property or nearby property? (*For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?*)

No Yes

4. Does the purchase price being paid for this property reasonably reflect the fair market value of the property?

No Yes Not applicable

If you conclude there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present on the property?

No Yes Not applicable

Sadri Property
Map 1S1025, Tax lot 200
Tillamook, Oregon
Project #1420.02
September 21, 2015

USER QUESTIONNAIRE
PHASE I ENVIRONMENTAL SITE ASSESSMENT

5. Are you aware of commonly known or reasonably ascertainable information about the property that would help the environmental professional (preparer of the ESA report) to identify conditions indicative of releases or threatened releases? For example,

a.) Do you know the past uses of the property?

No Yes *Based on historical recent research*

b.) Do you know of specific chemicals that are present or once were present at the property?

No Yes *Based recent work by Anderson Geological*

c.) Do you know of spills or other chemical releases on the property?

No Yes *"*

d.) Do you know of any environmental cleanups that have taken place at the property?

No Yes

e.) Are you aware of any other conditions that may indicate release or threatened releases resulting in the contamination of the property?

No Yes

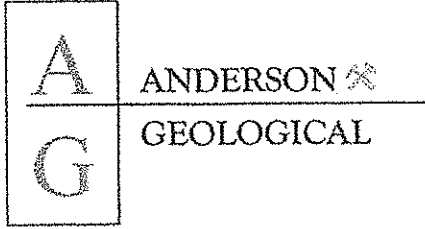
6. As the User of this ESA, based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?

No Yes *Not beyond those identified above*

Paul J. Vesque
Name

Chief of Staff
Title

9-25-15
Date



Map 1S1025, Tax lot 200
Tillamook, Oregon
AGI Project #1420.00
October 30, 2013

ENVIRONMENTAL QUESTIONNAIRE

Please answer the following questions to the best of your ability, initial at the bottom of each page, and return via email to erik@andersongeo.com or FAX to (503) 682-2300. Where appropriate, include copies of reports, citations, permits, etc. For questions for which a "Yes" response is given, or for those which otherwise need further explanation, please use the space provided on page 5.

1. Is the property or any adjoining property **currently used** for an industrial use?
 No Yes Unknown

2. To the best of your knowledge, has the property or any adjoining property **been used** for an industrial use in the past?
 No Yes

3. Is the property or any adjoining property currently used as a gasoline station, motor repair facility, commercial printing, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?
 No Yes Unknown

4. To the best of your knowledge, has the property or any adjoining property been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?
 No Yes

5. Are there currently, or to the best of your knowledge have there been previously, any damaged or discarded automotive or industrial batteries, or pesticides, paints, or other chemicals stored on or used at the property or at the facility?
 No Yes

Initials: _____
Project #1420.00
Page 1 of 5

6. Are there currently, or to the best of your knowledge have there been previously, any industrial drums (typically 55 gallon (208 L)) or sacks of chemicals located on the property or at the facility?
 No Yes
7. Has fill dirt been brought onto the property that originated from a known contaminated site or that is of an unknown origin?
 No Yes Unknown
8. Are there currently, or to the best of your knowledge have there been previously, any pits, ponds, or lagoons located on the property in connection with waste treatment or waste disposal?
 No Yes
9. Is there currently, or to the best of your knowledge has there been previously, any stained soil on the property (other than related to automotive oil drip or other similar source)?
 No Yes
10. Are there currently, or to the best of your knowledge have there been previously, any registered or unregistered storage tanks (above or underground) located on the property?
 No Yes
11. Are there currently, or to the best of your knowledge have there been previously, any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground on the property or adjacent to any structure located on the property?
 No Yes
12. Are there currently, or to the best of your knowledge have there been previously, any flooring, drains, or walls located within the facility that are stained by substances other than water or are emitting foul odors?
 No Yes
13. Does the property discharge wastewater on, or adjacent to the subject property (other than storm water), or is the property served by an on-site septic system (i.e. septic tank or cesspool)?
 No Yes Unknown

14. To the best of your knowledge, have any hazardous substances or petroleum products, unidentified waste material, tires, automotive or industrial batteries or any other waste materials been dumped above grade, buried and/or burned on the property?
 No Yes
15. Is there a transformer, capacitor, or any hydraulic equipment for which there are any records indicating the presence of PCBs?
 No Yes Unknown
16. To the best of your knowledge, are you aware of the past or current existence of hazardous substances or petroleum products on the property or associated with any facility located on the property?
 No Yes
17. If the property is served by a private well or non-public water system, have contaminants been identified in the well or system that exceed guidelines applicable to the water system or has the well been designated as contaminated by any government environmental/health agency?
 No Yes Not applicable
18. Do you have any knowledge of environmental liens or activity and use limitations, such as deed restrictions, on the property that are filed or recorded under federal, tribal, state, or local law?
 No Yes
19. Do you have any knowledge of governmental notification relating to past or recurrent violations of environmental laws with respect to the property or any facility located on the property?
 No Yes
20. Do you have any knowledge of any environmental site assessment of the property or facility that indicated the presence of hazardous substances or petroleum products on, or contamination of, the property or recommended further assessment of the property?
 No Yes

21. Do you have any knowledge of any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened release of any hazardous substance or petroleum products involving the property?

No Yes

22. Please indicate with a check if you can provide, or you are aware of any of the following documents pertaining to the subject property:

- Prior environmental site assessment reports, including asbestos survey or abatement reports
- Environmental compliance audit reports
- Environmental permits (i.e. solid waste disposal permits, hazardous waste disposal permits, wastewater permits, NPDES permits)
- Registrations for above or underground storage tanks
- Material Safety Data Sheets
- Registrations for underground injection systems
- Community right-to-know plan
- Safety plans, preparedness and prevention plans, spill prevention plans, etc.
- Hydrogeologic reports
- Notices or other correspondence from governmental agencies relating to past or current violations of environmental laws or relating to environmental liens encumbering the property
- Hazardous waste generator reports
- Geotechnical studies
- Risk assessments
- Recorded Activity Use Limitations

Comments related to #22 here:

Please provide a description of the past and current use of the property to the best of your knowledge.

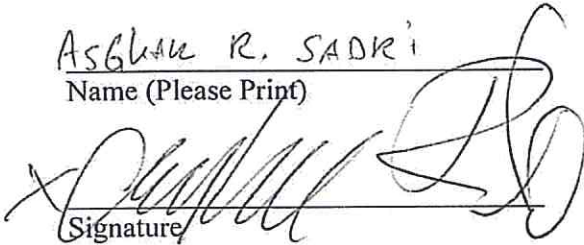
For any questions that were answered "Yes", or which otherwise require additional explanation, please provide details.

The undersigned represents that to the best of his/her knowledge the responses, statements and facts given in this questionnaire are true and correct and no material facts have been suppressed or misstated.

ASGHAR R. SADRI

Name (Please Print)

Company (Representing)



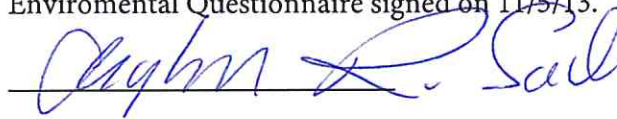
Signature

11/5/13

Date

Affiliation with the Property

* Note: The Owner has no any updated info or any additional knowlege on this propoerty after the 1st Enviromental Questionnaire signed on 11/5/13.

 - 9-29-15

Initials: _____

Project #1420.00

Page 5 of 5

Project No.: 1420.02

Date: 9/25/15

Completed By: E. Anderson

Site Name: Gadri Property

Site Address: Map 15102S 00200

Site Contact/Title: N/A

Tenant(s): Vacant

Site Description: Spruce forest wetland with former log ponds and mill site of former log-peeling mill (1920's - 1960's)

Past usage: _____

Past owner: Port of Tillamook Bay, Aberdeen Plywood Co.

Building Type: N/A

Date of Construction: — Major Renovations: — Lot size: 65.98 ac.

Elevator? — Hydraulic? — Escalator? — Hydraulic? —

Frame: — Foundation: —

Walls: — Ceilings: —

Floors: — Roof: —

Heating System: —

Natural Gas: — Provider: _____

Electric: — Provider: _____

Water: — Provider: _____

Sewer: — Provider: _____

Storm: — Provider: _____

Sampling: Asbestos? — Description: _____

Location: _____

Lead? — Description: _____

Location: _____

Other? — Description: _____

Location: _____

Adjacent Properties:

North: Hogwartan Slough, forested wetland beyond

South: Riskwa, wetlands

East: Forested wetlands, former bulk oil facility, Hogwartan Slough

West: Pasture, forested wetlands, Hogwartan Slough

Site Features:

Nearest Body of Water: Hogwarter Slough, log ponds

Topography/slope: Generally level

Wetlands, ponds, lakes: numerous wetlands and former log ponds

Rivers, streams, creeks: Hogwarter Slough adjacent to north and east

Wildlife, livestock: none

Discolored/disturbed soils: Soils disturbed around former test pits (2014-2015)

Mounding or piles of soil: " " "

Depressions: none

Stressed vegetation: none

Discolored water: none

Solid waste: evidence of ^{mill waste} household garbage and const. debris near west mill

Landfills: " " "

Railroad spurs: none

Trails, dead end roads: Hiking trails throughout site except in spruce forest to west

Stored chemicals, hazmats: none

Drums, containers: none

Lagoons, surface impoundments: none

Repair, maintenance activities: none

Unusual odors: none

Floor drains: none

Catch basins, sumps: none

Dry wells: none

Oil-water separators: none

Water wells: none

Septic tanks: none

Monitoring wells: none

Boreholes: none

Buried utilities: none

USTs or ASTs: none

 vents: none

 fill pipes: none

Pits or foundations: Large concrete footing / foundation on former west mill site, another rectangular concrete footing on former east mill site.

Transformers:

Type: Pole-Mounted/Pad-Mounted/Vault (circle one)

ID No. (transformer): _____ ID No. (Pole) _____

condition: none label: _____

Type: Pole-Mounted/Pad-Mounted/Vault (circle one)

ID No. (transformer): _____ ID No. (Pole) _____

condition: _____ label: _____

Type: Pole-Mounted/Pad-Mounted/Vault (circle one)

ID No. (transformer): _____ ID No. (Pole) _____

condition: _____ label: _____

Onsite interviews:

Name: N/A _____

Information: _____

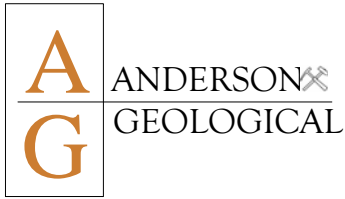
Areas not accessed/Why

Areas of dense vegetation and flooded areas (wetlands, ponds)

Notes:

APPENDIX D

Contract Between User and Environmental Professional



July 17, 2015

Tillamook County
Attn: Mr. Paul Levesque
Tillamook County Chief of Staff
201 Laurel Avenue
Tillamook OR 97141

**PROPOSAL TO PROVIDE PHASE I ENVIRONMENTAL SITE ASSESSMENT FOR
SADRI, JONES AND FUHRMAN PROPERTIES AND
REMEDIAL ACTION PLAN AND ANALYSIS OF BROWNFIELD CLEANUP ALTERNATIVES
TILLAMOOK, OREGON**

Dear Mr. Levesque:

We are pleased to submit this proposal to provide Phase I Environmental Site Assessment services for the properties known as the Sadri Property, Jones Property (590 Goodspeed Road) and the Fuhrman Property (355 Goodspeed Road), Tillamook, Oregon. The proposed work also includes the development of a Remedial Action Plan and an Analysis of Brownfield Cleanup Alternatives for the Sadri Property and East Parcels.

PHASE I ESA

PROJECT APPROACH:

The purpose of the Phase I Environmental Site Assessment is to identify environmental concerns which may present a potential liability to the property owner/prospective purchaser under the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA), related state laws and regulations, and which may require further investigation. The scope of work is intended to permit the user of the report to satisfy one of the requirements to qualify for the *innocent landowner*, *contiguous property owner*, or *bona fide prospective purchaser* limitations on CERCLA liability, that is, the practice that constitutes “all appropriate inquiry (AAI) into the previous ownership and uses of the property consistent with good commercial or customary practice” as defined at 42 USC §9601(35)(B).

P.O. Box 649
Wilsonville, Oregon 97070
Ph: (503) 682-2500
Fax: (503) 682-2300

SCOPE OF SERVICES:

The scope of work for this project includes a review of applicable Federal and State databases, a review of readily available records to document the past and current uses of the subject property and adjoining properties, interviews with persons with knowledge of the site, a site reconnaissance, and a final report summarizing our findings and conclusions. The project will be performed in accordance with ASTM E1527-13 *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*.

AGI will provide the following specific scope of services for the property:

1. **INITIAL MEETING:** Meet or talk with the property owner or other key personnel to further discuss the project and to obtain any information which may be relevant to the site or adjoining land. An environmental questionnaire will be submitted to the current owner or their representative for completion. It is understood that the client will provide all known environmental information including current and former site use, hazardous wastes, specialized site knowledge, and knowledge of possible environmental liens on the subject property. Under the AAI standard, it is the responsibility of the report user to identify environmental liens on the property.
2. **AGENCY FILE CHECK:** Using a commercial database search provider, obtain a search of regulatory agency listings per the ASTM standard to identify known hazardous substance violations, contaminant discharges, environmental and institutional and engineering controls, and other environmental problems for varying distances based upon their relative potential impact to the subject properties.
3. **GEOLOGIC RESEARCH:** Review available soils, geology, engineering, groundwater or other reports regarding the property and the immediate vicinity.
4. **HISTORICAL REVIEW:** Review aerial photographs of the sites and adjacent property to assess previous site conditions and operations (if available). Other historical information that may be reviewed includes Sanborn fire maps, city directories, building permits, or property title information (if provided by the client) to determine history of usage. Whenever feasible, the history of the property will be traced to 1940 or to a time prior to its earliest developed use, whichever is earlier.
5. **PHYSICAL INSPECTION:** Conduct one site visit by the environmental professional, during which the property and any structures will be visually inspected for potentially hazardous materials, existing in the past or present. A field checklist will be completed, and pertinent observations related to potential environmental conditions will be recorded. A reasonable attempt will be made to interview on-site managers, employees, tenants, occupants, or other persons familiar with the history of the property.

6. **REPORT:** A report will be prepared containing observations and conclusions relating to the apparent environmental conditions of the site. The report will include a description of site, CAD vicinity plan, conditions encountered, and documentation of resources including regulatory and historic records reviewed, opinion and conclusions. If appropriate, recommendations will be made in the text of the report, unless AGI is directed otherwise by the client.

LIMITATION OF SCOPE:

The purpose of this phase of the work is to determine if more in-depth studies are to be developed. Observations will be made based on the best available information by trained professionals. It is not intended to be a comprehensive determination of all potential liabilities associated with a particular property, nor is it represented as a legal opinion as to the client's performance of "due diligence" concerning the purchase of real estate. Unless otherwise specified, the scope of work does not include a review/opinion of legal instruments such as indemnification agreements, purchase and sale agreements, liens, etc. Its cursory nature is to be noted by all parties. AGI is not responsible for inaccuracies of government records and other documents reviewed, nor for inaccuracies or lack of truthfulness of owners and prior owners who are interviewed.

Unless otherwise specified in this proposal, the scope of work for the project does not address the following items: hazardous materials audit, environmental compliance (unless directly related to potential CERCLA liability); indoor air quality, mold or radon; asbestos-containing building materials, lead-based paint, wetlands and other land use issues, geotechnical or geologic hazards, nor does it include subsurface exploration or chemical screening of soil and groundwater beneath the site which is needed to determine site contamination with scientific certainty.

It should be noted that, in order to qualify for *all appropriate inquiry* (AAI) and meet the ASTM standard, the user must provide a title report that includes a search for environmental liens, and complete a User Questionnaire.

AGI will utilize a commercial database search provider in the conduct of this project. Their report is subject to the limitations, constraints, inaccuracies and incompleteness of government information and of computer mapping data and conventions.

The findings and conclusions of this report are not scientific certainties but, rather, probabilities based on professional judgement concerning the significance of the data gathered during the course of the study. AGI is not able to represent that the subject property or adjoining land contain no hazardous waste, oil or other latent condition beyond that detected or observed by AGI during the study. The possibility always exists for contaminants to migrate undetected through surface water, air or groundwater. The ability to accurately address the environmental risk associated with transport in these media is beyond the scope of this study.

ANALYSIS OF BROWNSFIELD CLEANUP ALTERNATIVES
(SADRI PROPERTY)

The purpose of the Analysis of Brownfield Cleanup Alternatives (ABCA) is to identify and evaluate the cleanup alternatives considered for the site based on the site conditions, cleanup goals, and costs. The alternatives are evaluated and an alternative is chosen that best meets the cleanup goals based on the future use of the property.

The project scope of services includes evaluation of soil removal and disposal strategies based on technical relevance, future property use objectives, and estimated cost. Applicable disposal options were previously outlined and evaluated in previous reports to Oregon DEQ and FEMA. Cleanup/removal alternatives will be presented and assessed with specific consideration of applicable Oregon DEQ requirements for regulatory closure.

REMEDIAL ACTION PLAN
(SADRI PROPERTY)

The purpose of the work is to develop a Remedial Action Plan (RAP) for the proposed Brownfield cleanup of the areas known as the Sadri Property and East Parcels that are associated with the southern Flow Corridor (SFC) Project. The Remedial Action Plan is required as part of the Brownfields grant for the cleanup of the properties, and consists of 1) a Sampling and Analysis Plan, 2) a Quality Assurance Project Plan and 3) a Health and Safety Plan.

The format of the Remedial Action Plan will follow the EPA guidance for cleanup projects funded through the federal Brownfields Cleanup Fund.

FEE:

Sadri Property (Phase I ESA)	\$
Fuhrman Property (Phase I ESA)	
Jones Property (Phase I ESA).....	
Remedial Action Plan	
Analysis of Brownfield Cleanup Alternatives	
TOTAL FEE	\$

Two copies of each report will be provided. The indicated fee and the terms under which our services are provided will be in accordance with the attached General Terms and Conditions for Professional Services ("Terms and Conditions") dated 01/2012, which together with this proposal comprise the entire agreement between the parties. The Terms and Conditions may not be changed without the prior written consent of the parties.

Mr. Paul Levesque
Re: Jones and Fuhrman Properties, Tillamook, Oregon
July 17, 2015
Page 5

The data and information contained in this document are proprietary, and shall not be duplicated, used or disclosed in whole or in part to other parties without AGI's permission.

SCHEDULE:

We anticipate that our services can be started immediately upon receipt of a signed copy of this proposal. Final written reports will be provided within eight weeks of receiving notice to proceed.

You may indicate acceptance of this Agreement by returning a signed copy of this proposal or a purchase order incorporating the terms of the Agreement. A full, signed copy of the proposal can be emailed or faxed to my attention at (503) 682-2300. We appreciate this opportunity to submit our proposal to you and look forward to your favorable consideration. Please call me if you have any questions.

Sincerely,



Erik Anderson, R.G.
Hydrogeologist

ACCEPTED BY:

Name (Please Print)

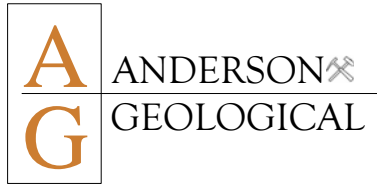
Signature

Title

Date

Attachment:

General Terms and Conditions for Professional Services (rev. 01/2012)



GENERAL TERMS AND CONDITIONS FOR PROFESSIONAL SERVICES

Attached to and part of our letter agreement to client outlining our specific scope of services:

The purpose of these General Terms and Conditions is to identify basic contractual obligations of Anderson Geological, Inc. (AGI) and Client for various professional consulting services, whereby AGI would be acting in the role of Consultant/Owner Representative for Client. Individual projects may require additional detailed descriptions of services to be provided as a supplement to this agreement.

1. **RATE SCHEDULE:** Fees for services are based on the number of hours expended on the project, including travel, by AGI personnel plus any reimbursable expenses.

Hourly Rate

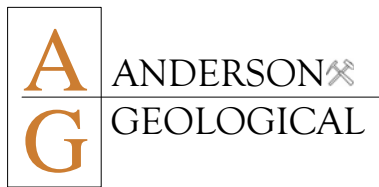
1. Registered Hydrogeologist/Geologist	95.00
2. Field Geologist/Scientist	75.00
3. CAD/Drafting	55.00
4. Administrative Support	45.00

Court and arbitration time will be charged at two times above rates.

2. **REIMBURSABLE EXPENSES:**

- A. **Outside Services.** Subcontractor's services (soil borings, well installation, heavy equipment and operators, geophysical surveys) will be invoiced at cost plus 15 percent.
- B. **Supplies.** Charges for items not ordinarily furnished by AGI such as expendable equipment, rental equipment, subsistence, travel expenses, tolls, special fees, reproduction, permits, licenses, priority mail fees, and long-distance and wireless telephone calls will be invoiced at cost plus 10%.
- C. **Equipment.** Certain AGI-owned equipment (for sampling, testing, personal protective equipment, vehicle mileage, photocopying, etc.) may be required to complete the project. These will be invoiced at our standard rates without markup (rates available upon request). Current rates are as follows: vehicle mileage is \$0.50 per mile; photocopies are \$0.15 per copy; color copies are \$1.00 per copy. These rates are subject to change without notice.

3. **RIGHT OF ENTRY:** Unless otherwise agreed, the Client will furnish AGI right-of-entry on real property and be responsible for the propriety of the time, place, and manner of our entry upon the real property where we are to perform our services. AGI will take reasonable precautions to minimize damage to the real property from use of equipment, but have not included in the fee the cost of restoration, unless specifically included in our scope of work. If the Client desires AGI to restore the real property to its approximate former condition, we will accomplish this and add the cost plus 15 percent to our fee.
4. **BURIED UTILITIES:** AGI field personnel are trained to initiate field testing, drilling and/or sampling within a reasonable distance of each designated utility location. AGI field personnel will avoid hazards or utilities which are observed by them at the site. If AGI is advised in writing of the presence or potential presence of underground or above-ground obstructions, such as utilities, we will give special instructions to our field personnel. AGI is not responsible for any damage or loss due to undisclosed or unknown surface or subsurface conditions owned by client or third parties. The client will hold AGI and AGI subcontractors harmless from any loss resulting from inaccuracy of markings, of plans, or lack of plans, relating to the location of utilities. Utility locates typically require an advance notice of two full business days.
5. **WORKER'S COMPENSATION INSURANCE:** AGI will provide Worker's Compensation insurance (and/or Employer's Liability insurance) as required by state statutes.
6. **LIABILITY INSURANCE:** AGI carries comprehensive General Liability insurance which, subject to its terms and limits, may provide protection against liability arising out of bodily injury or property damage arising out of AGI operations. AGI makes no representations or warranties concerning the effect, applicability or scope of such insurance. Upon request in writing by Client to AGI, AGI will request its insurer to name Client as an additional insured on such policies and to issue certificates to Client to that effect. AGI makes no representations or warranties regarding any act by its insurer(s), and shall not be responsible for performing any act with respect to such insurance not specifically called for by this paragraph.
7. **PROFESSIONAL LIABILITY AND LIMITATION THEREOF:** This paragraph relates only to Professional Liability and not General Liability. In performing our professional services, we will use that standard of care and skill ordinarily recognized under similar circumstances by members of our profession in the state and region at the time the services are performed. No other warranty, either expressed or implied, is made in connection with our rendering of professional services.



8. **CONTRACTED WORK:** AGI, including its subconsultants, are retained hereunder for the limited purpose of performing certain environmental surveys, providing the results of such surveys to client, and making recommendations with respect to the data produced by the surveys. AGI is not responsible for the overall environmental status of Client's project, for the interpretation of the survey results by others, for any use of its reports by Client or others except as specifically set forth herein, or for any other matter not encompassed in the specific assignment given to AGI by Client. Any unauthorized use or distribution of AGI's work shall be at the Client and recipients sole risk. If Client desires to release, or for AG to provide, our report(s) to a third party not described above for that party's reliance, AGI will agree to such a release provided we receive written acceptance from such third party to be bound by acceptable terms and conditions similar to this agreement, in addition to a fee for extending our liability to a new party. The Client shall indemnify, defend and hold harmless AGI and its subconsultants from any claims, damages, costs, losses and expenses, including but not limited to attorney fees and costs on arbitration, trial or appeal arising out of unauthorized or third party use of AGI's reports.
9. **SAMPLES:** All samples will be discarded 30 days after submission of our final report unless other arrangements are made.
10. **PAYMENTS TO CONSULTANT:** Invoices will be submitted periodically for prior services. An account will become delinquent thirty days after date of billing. It is agreed that a late charge will be added to delinquent accounts at the rate of one-and-one-half percent (1-1/2%) for each thirty days delinquent (provided the rate of such late charge shall not exceed the maximum allowable by the laws of the state in which our office submitting the invoice is located).
11. **OTHER PROVISIONS:** Neither party shall hold the other responsible for delay in performance caused by acts of God, strikes, lockouts, weather, accidents, or other events beyond the control of the other or the other's employees and agents.

Waivers by either party of any provision, term, condition or covenant, shall not be construed by the other party as a waiver of a subsequent breach of the same by the other party by providing written notice. This agreement supersedes any contract language which may be issued by client as a matter of standard purchasing protocol without regard to the unique nature of professional services.

An opinion of construction, remediation and restoration costs prepared by AGI represents our judgment as a professional. Since we have no control over the cost of labor and material, or over competitive bidding or market conditions, we do not guarantee the accuracy of our opinion as compared to contractor bids of actual cost to the Client.

It is understood and agreed by both parties that AGI, in performing professional services for the Client with respect to hazardous substances, will make recommendations to the Client but does not have the authority or responsibility to decide where disposal or treatment takes place, nor to designate how or by whom the hazardous substances are to be transported for disposal or treatment. It is understood that AGI is not the generator or site operator and does not own the hazardous waste discovered, handled or removed from the owner's property. Client agrees under advice from client's counsel to timely disclosure to appropriate public agencies as required by law; any information that may be necessary to prevent damage to human health, safety, or the environment. Client agrees that AGI and its consultants are not responsible for the creation of the condition(s) AGI is being asked to investigate and that it would be unfair for AGI to be exposed to claims of injury or damage as a result of the conditions. In addition, Client understands that it is possible that exploration and investigation may fail to reveal the presence, location or source of the condition(s) being investigated even when the condition(s) is assumed or expected to exist. Client understands that AGI's failure to discover and/or locate the condition(s) or the spread of the condition(s) through appropriate and mutually agreed upon techniques does not guarantee that the condition(s) does or does not exist. Client agrees that it would be unfair to hold AGI liable for creating the condition(s) or the spread of the condition(s) providing AGI meets a reasonable standard of care and/or as described by supplemental proposal. Accordingly, Client Waives any resulting claims against AGI and its consultants, and agrees to defend, indemnify and hold harmless AGI and its consultants from any and all claims or liability for injury or loss arising from the creation of the original condition(s) or the unintentional exacerbation of the original condition(s) by AGI, the exacerbation of hazardous conditions by others, the discovery of any condition, location of any condition and/or allowing any condition to exist. Client also agrees to fairly compensate AGI and its consultants for any time spent and expenses incurred in the defense of any such claim.

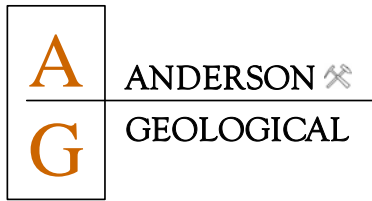
AGI does not provide legal opinions, and recommends client seek legal counsel for advice on issues such as the appropriateness of a particular scope of work to minimize legal liability, potential cost recovery from responsible parties, and to assess the value of maintaining attorney/client privilege for work conducted under this agreement.

In the event there is a dispute between AGI and the Client concerning the performance of any provision in this agreement, the losing party shall pay the prevailing party reasonable attorney's fees and costs on trial or appeal. In addition, Client agrees to pay AGI for all employee time, costs, and witness costs incurred for collection activity.

This agreement can be terminated at any time by either party. If terminated prior to the completion of a scope of work, AGI shall be entitled to its portion of fees for any work performed in accordance with the above rate schedule.

APPENDIX E

QUALIFICATIONS OF THE ENVIRONMENTAL PROFESSIONAL



ERIK ANDERSON, R.G.

Anderson Geological, Inc.
P.O. Box 649
Wilsonville, Oregon 97070
(503) 682-2500
erik@andersongeo.com

EDUCATION University of Minnesota - Minneapolis, B.S., Geology, 1984
Portland State University, 1985-1987, 60 hours graduate Geology (geochemistry, hydrogeology)

CERTIFICATIONS Oregon Registered Geologist (#G1204)
Washington Licensed Geologist/Hydrogeologist (#169)
Alaska Licensed Geologist (#553)
Oregon Certified Water Rights Examiner -2003 (#73723)
Hazardous Materials Handling and Response (40-hour, OSHA 29 CFR 1910.120)
Oregon Soil Matrix Cleanup Supervisor - 1990 (#12703)
Oregon Heating Oil Tank Supervisor - 2001 (#19369)

MEMBERSHIPS American Institute of Professional Geologists
Association of Environmental and Engineering Geologists
International Right of Way Association

EMPLOYMENT HISTORY

Feb. 2004 - Present, Anderson Geological, Inc., *Principal Hydrogeologist*, Wilsonville, Oregon

- Performed and managed numerous Phase I and Phase II Environmental Site Assessments.
- Designed and managed numerous environmental soil and groundwater remediation projects.
- Owner of business, responsible for marketing, project development and completion, client relations, invoicing.

Jan. 1988 - Feb. 2004, PBS Engineering and Environmental, Inc., *Senior Hydrogeologist*, Portland, Oregon

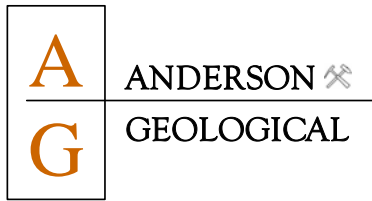
- Performed and managed numerous Phase I and Phase II Environmental Site Assessments.
- Designed and managed numerous environmental soil and groundwater remediation projects.
- Wrote specifications and performed project management for numerous complex asbestos abatement projects for K-12 schools throughout Oregon and for underground storage tank installations.

July 1987 - Jan. 1988, PSI, Inc., *Environmental Field Technician*, Portland, Oregon

- Performed building surveys for asbestos-containing materials and performed air monitoring at asbestos abatement projects.

Sept. 1985 - June 1987, Portland State University Dept. of Geology, *Teaching Assistant*, Portland, Oregon

- Developed lesson plans and instructed undergraduate university geology courses in General Geology, Stratigraphy and Sedimentation, Field Methods, Mineralogy and Petrology.



PROFESSIONAL EXPERIENCE

Mr. Anderson has more than 25 years experience in various phases of environmental assessments and environmental site investigations for a diverse group of clients in Oregon and Washington.

Erik has a broad technical background in environmental site investigations and remediation. His years of completing and managing more than 1,200 Phase I Environmental Site Assessments and more than 700 soil and groundwater investigations and cleanups have given him valuable insight and perspective into the issue of assessment and remediation of properties.

He has established a sound reputation and good working relationships with many state regulatory agencies and has managed many environmental investigations and remediation projects under the Oregon DEQ Leaking Underground Storage Tank Program, Voluntary Cleanup Program, and Independent Cleanup Pathway of DEQ, as well as numerous independent assessments and cleanups completed without DEQ oversight.

WORK EXAMPLES - ERIK ANDERSON, R.G.

- Managed a Phase I Environmental Assessment, soil and groundwater investigation, Risk-Based Corrective Action, ecological risk assessment, and beneficial water use determination of a Brownfields site (gas station) purchased through FEMA, the Oregon Economic Community Development Department, and the City of Tillamook for use as a greenway, park, and wetlands.
- Completed a site investigation and DEQ closure under the Voluntary Cleanup Program of 55 acres of agricultural land contaminated with pesticides. The site was the proposed location of a health care center and educational facility.
- Managed a remedial investigation and feasibility study at an operating asphalt plant. Contaminants included free-product petroleum in groundwater that migrated onto an adjacent property.
- Installed, monitored, and obtained regulatory closure of a soil vapor extraction system for the remediation of PCE-contaminated soils at a commercial dry cleaning facility.
- Provided initial assessment and management of the removal of 1,000 tons of soil contaminated by an historic pesticide spill on Interstate 5 in The Dalles, Oregon. The soils were removed for ODOT as part of the replacement of the bridge over Fifteen Mile Creek near The Dalles Dam.
- Managed a remedial investigation/feasibility study, performed the pilot testing, and designed the installation of a dual extraction groundwater remediation project in downtown Salem where a historic fuel release resulted in up to 11 inches of free product (gasoline) on the water table.
- Designed and managed the investigation of soils on an 11-acre automobile wrecking yard contaminated by petroleum hydrocarbons, chlorinated solvents, and lead.
- Served as team leader for geologic and hydrogeologic field mapping investigations for proposed stream and wetland improvements at Burnt Bridge Creek, Vancouver, Washington.
- Designed and managed the Site Characterization and Risk-Based Corrective Action Plan for gasoline UST release for a major food processing business. Release impacted a wetland and stream. Managed the completion of Level One and Level Two Ecological Risk Assessments to assess possible impact to wildlife.
- Designed and managed a pre-acquisition groundwater investigation for chlorinated solvents on two downtown city blocks for a 30-story high-rise office building. Installed deep groundwater monitoring wells in congested, high-traffic city streets.
- Managed Phase I Baseline Property Transaction Site Assessments on 25 Bonneville Power Administration electrical substations in Oregon, Washington, California and Montana.
- Conducted a Groundwater Assessment and Human Risk Assessment for a gasoline pipeline rupture in a Critical Ground Water Area in Washington County, Oregon. Obtained a No Further Action letter for the owner from the Oregon DEQ.
- Managed a 3,000 cubic-yard landfill remediation project on a commercial property, including investigation of soil and groundwater, periodic groundwater monitoring, waste profiling, remediation design, development of project specifications, bidding, contractor selection, and project management.