

C. 714.875.1362
O. 949.645.5326
F. 949.645.0466
1805 Peninsula Pl.
Costa Mesa, CA 92627
www.aaiyhei.com

May 17, 2012

Autumn Care Development Partners, LLC
c/o Mr. Robert B. Rosenberg
The United States Eldercare Referral Agency, Inc.
1525 Mesa Verde East Drive, Suite 207
Costa Mesa, CA 92627



Re: Phase 1 Environmental Site Assessment
Undeveloped Parcel of Land
Southwest of Brookhurst Street and Garfield Avenue
Huntington Beach, California

Dear Mr. Rosenberg:

Enclosed is the Environmental Site Assessment report on the undeveloped parcel of land southwest of Brookhurst Street and Garfield Avenue in the City of Huntington Beach in Orange County, California. All of the agencies responded to our requests for information. Information obtained in the process of completing this assessment does not indicate the presence of "recognized environmental conditions" in connection with the property.

HEI Corporation appreciates this opportunity to be of service to you and to Autumn Care Development Partners, LLC. If you have any questions regarding this report, don't hesitate to call me at 949-645-5326.

Sincerely,

Christopher M. Hayden, REA
President



**PHASE 1
ENVIRONMENTAL SITE
ASSESSMENT**

**Undeveloped Parcel of Land
Southwest of Brookhurst Street and Garfield Avenue
Huntington Beach, California**

Prepared for

Autumn Care Development Partners, LLC
c/o Mr. Robert B. Rosenberg

May 2012

Prepared by

HEI Corporation
1805 Peninsula Place
Costa Mesa, CA 92627
949-645-5326

Project 12-3555

CONTENTS

PROFESSIONAL CERTIFICATION.....	iii
1 SUMMARY.....	1
2 INTRODUCTION.....	2
2.1 Purpose	2
2.2 Scope of Work	2
2.3 Limitations and Exceptions of Assessments	3
2.4 Limiting Conditions	3
2.5 Previous Environmental Assessments/Investigations	3
2.6 Data Gaps	3
3 SUBJECT PROPERTY DESCRIPTION.....	4
3.1 Site and Improvements Description	4
3.2 Subject Property - Use History	5
3.3 Adjoining Properties - Use History	5
3.4 Historic Aerial Photograph and USGS Analysis	5
4 RECORDS SEARCH.....	8
4.1 Regulatory Agencies Database Search	8
4.2 Regional Sources	11
4.3 County Sources	11
4.4 Municipal Sources	12
5 SUBJECT PROPERTY INSPECTION.....	13
5.1 Use and Storage of Hazardous Materials	13
5.2 Indications of PCBs	13
5.3 Indications of Solid Waste Disposal	13
5.4 Indications of Hazardous Waste Disposal	13
5.5 Indications of Asbestos Containing Materials	13
6 USER PROVIDED INFORMATION/INTERVIEW.....	14
7 FINDINGS, OPINIONS AND CONCLUSIONS.....	15

Contents (Continued)

APPENDIX A	LIMITATIONS
APPENDIX B	USGS MAP / ASSESSOR'S PARCEL MAP
APPENDIX C	SUBJECT PROPERTY PHOTOGRAPHS 1953, 1972, 2003 AND 2005 AERIAL PHOTOGRAPHS
APPENDIX D	REGULATORY AGENCIES DATABASE LISTS
APPENDIX E	STATEMENT OF QUALIFICATIONS FOR HEI CORPORATION

PROFESSIONAL CERTIFICATION

This Phase 1 Environmental Site Assessment (ESA) was conducted within the limitations included as Appendix A. The site visits and records reviews were performed by Chris Hayden, R.E.A., consistent with the proposal submitted to the Autumn Care Development Partners, LLC. The information contained in this ESA was obtained from personal inspection, from various government agencies, and from sources deemed to be reliable.

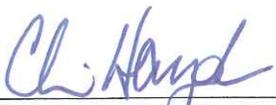
PHASE 1 ENVIRONMENTAL SITE ASSESSMENT

**Undeveloped Parcel of Land
Southwest of Brookhurst Street and Garfield Avenue
Huntington Beach, California**

Project 12-3555

I declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental professional as defined in Section 40 C.F.R. § 312.10(b).

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 C.F.R. § 312.


Christopher M. Hayden
Registered Environmental Assessor



1 SUMMARY

This ESA was performed on the undeveloped parcel of land southwest of Brookhurst Street and Garfield Avenue in the City of Huntington Beach, California (hereinafter referred to as the "Subject Property").

After inspecting the Subject Property; reviewing its past uses; observing surrounding properties; searching through the Federal Environmental Protection Agency, State of California, Orange County and City of Huntington Beach records, it can be concluded that there is no evidence of "recognized environmental conditions", as defined by the ASTM Standard Practice, in connection with the Subject Property. No further action is required at this time.

2 INTRODUCTION

2.1 Purpose

The purpose of this ESA is to identify “recognized environmental conditions” in connection with the Subject Property. The ASTM Standard Practice for Environmental Site Assessments E 1527-05 defines “recognized environmental condition” as “the presence or likely presence of any hazardous substance or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of an hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water on the property.”

2.2 Scope of Work

As agreed between HEI Corporation and the Autumn Care Development Partners, LLC, the scope of work for an ESA shall include the following:

- Site Inspection
- Surrounding Property Observation
- Interviews With Individuals Having Knowledge of the Operations on the Subject Property
- Inspection of City or County Building Permits
- Inspection of County Health Care Agency Files
- State and Federal Regulatory Agency Database Search For Posted Properties Within An ASTM Designated Radius of the Subject Property
- Inspection of City or County Fire Department Records
- Search for Records of Permits for Underground or Aboveground Storage Tanks
- Inspection of Owner/Operator’s Books and Records
- Inspection of Historical Aerial Photographs

- Preparation and Presentation of One Report ad One pdf Report

2.3 Limitations and Exceptions of Assessments

This ESA is based upon the information available from a variety of sources and on the inspection of the Subject Property. The ESA was performed in accordance with industry standards and using appropriate methods. It is intended to allow a party to make an informed decision regarding the Subject Property.

HEI Corporation is not responsible or liable for the accuracy of the information provided by others. This ESA is not a guaranty that there is no subsurface contamination, nor can it be warranted that those areas of environmental concern herein noted are the only areas of potential contamination at the Subject Property.

There was no sampling or testing for the possible presence or absence of, nor is any definitive statement made in this ESA regarding the possible presence or absence of any of the following:

- 1) Asbestos Containing Materials
- 2) Radon
- 3) Lead Based Paints
- 4) Lead in the Drinking Water
- 5) Vapor Encroachment/Intrusion

2.4 Limiting Conditions

There were no limiting conditions with regard to the ability of HEI Corporation to conduct the property inspection portion of this ESA. Access was made available to all parts of the Subject Property.

2.5 Previous Environmental Site Assessments/Investigations

Neither the Client nor HEI are aware of any previously conducted environmental site assessments or investigations on any of the parcels that comprise the Subject Property.

2.6 Data Gaps

Data gaps occur in two areas in this report. In the past uses section, archive cross directories were not researched. In the interview section, previous owners were not interviewed. These data gaps would not affect the ability of HEI Corporation to form an opinion or arrive at a conclusion at to the environmental condition of the Subject Property.

3 SUBJECT PROPERTY DESCRIPTION

3.1 Site and Improvement Description

The Subject Property consists of a rectangularly shaped, approximately 30,000 square foot (0.69 acre), parcel of land. It is located to the west of Brookhurst Street and to the south of Garfield Avenue. It is located to the south of Ellis Avenue and to the north of Yorktown Avenue. It is located to the east of Bushard Street and to the west of Ward Street. Beach Boulevard is to the west. It is located to the southwest of the San Diego Freeway (Interstate 405) in the County of Orange. The address is given as 19101 Garfield in the RealQuest.com Property Profile. The assessor's parcel number is 153-201-27.

The Subject Property is located approximately 13 feet above sea level. The general area of the Subject Property is level, with a slight sloping to the south/southwest. The Valley Channel is to the west, the Talbert Channel is to the southwest, the Ocean View Channel is to the north, the East Garden Grove Wintersburg Channel is to the northwest and the Santa Ana River is to the east. The subsurface in the general area consists of approximately 850 feet of silt in the consolidated Quaternary age marine and alluvial deposits, according to DMG Open-File Report 80-19 by Edward Spottle, David Fuller, Richard Greenwood and Henry Mumm. This report does not provide information on the depth to groundwater in this area. Information regarding groundwater was obtained from the California State Water Resources Control Board's GeoTracker database. The database included a Case Closure Summary, dated October 27, 2005, which was prepared by the Orange County Health Care Agency on the adjoining property to the north at 19001 Brookhurst Street. The case closure summary stated that depth to groundwater in the area of this site ranged from 8.03 to 13.51 feet below ground surface. The direction of groundwater flow was said to be to the south/southeast in the summary.

Structure There are no structures on the Subject Property.

Parking and Landscaping There is no parking area on the Subject Property. The landscaping on the site consisted of trees and weedy groundcover. The plants appeared to be healthy and in good condition, and no signs of stressed vegetation was observed. No stained soil was observed.

Utilities The utility services to the properties in the area of the Subject Property are provided by a variety of vendors. Gas is provided by Southern California Gas Corp.; electricity by Southern California Edison; water by the City of Huntington Beach; trash pick-up by Rainbow Disposal; and sewer treatment by Orange County Sanitation District.

3.2 Subject Property - Use History

The Subject Property is currently an undeveloped parcel of land.

3.2.1 Past Site Uses

Past uses for the Subject Property were determined by examining aerial photographs dating back to 1953 as obtained from NETR On-Line. The aerial photos from 1953 to 2005 showed no structures on the Subject Property. It did not appear that any agricultural activity was taking place on the site.

3.3 Adjoining Properties - Use History

A number of properties adjoin the Subject Property.

North To the north of the Subject Property, at 19001 Brookhurst Street, is a Walgreens.

East Adjoining to the east are four properties. At 19051 Brookhurst Street is Arby's Roast Beef Sandwiches. At 19071 Brookhurst Street is Aloha Hawaiian BBQ. At 19091 Brookhurst Street is KFC. At 19101 Brookhurst Street is Wienerschnitzel.

South Adjoining to the south, at 19121 Brookhurst Street, is The Greenery Nursery, which had recently gone out of business.

West To the west, at 9850 Garfield Avenue, is Garfield Manor Mobile Home Park.

Nothing was observed on any of the adjoining properties that appeared to be of environmental concern to the Subject Property. The underground storage tanks have been removed and a closure letter has been issued for the former gasoline station at 19001 Brookhurst Street.

3.3.1 Adjoining Properties - Use History

Prior uses for the properties discussed above were determined by examining aerial photographs dating back to 1953 as obtained from NETR On-Line and by reviewing the Newport Beach, California USGS Topographic Map.

The aerial photos and USGS Map are discussed in more detail in Section 3.4 below.

3.4 Historic Aerial Photograph and USGS Map Analysis

Historic aerial photographs are examined in order to determine what may have existed on a site prior to the construction of the existing buildings. Photos were obtained from NETR On-Line.

- A photograph taken in **1953** showed the Subject Property and the adjoining properties to be undeveloped. A structure was shown at the northwest corner of Brookhurst Street and Garfield Avenue, the use of which could not be determined. Few structures were observed in the area. A copy of this photo can be seen as Figure C-1 in Appendix C.
- A photograph taken in **1972** showed the Subject Property to be undeveloped, with no evidence of activity observed. The adjoining property to the north was shown to be developed with what appeared to be a gasoline station. The adjoining properties to the east and south were shown to be developed with what appeared to be commercial or retail buildings. The adjoining property to the west was shown to be a mobile home park. Structures that appeared to be gasoline stations were shown at the other three corners of Brookhurst Street and Garfield Avenue. Newer tracts of residential properties were shown to the east and west. A shopping center was shown to the east of Brookhurst Street. Another mobile home park was shown to the south. A copy of this photo can be seen as Figure C-2 in Appendix C.
- A photograph taken in **2003** showed the Subject Property to be undeveloped, with no evidence of activity observed. The adjoining property to the north was shown to be developed with what appeared to be a gasoline station. The adjoining properties to the east and south were shown to be developed with what appeared to be commercial or retail buildings. The adjoining property to the west was shown to be a mobile home park. A structure that appeared to be a gasoline station was shown at the southeast corner of Brookhurst Street and Garfield Avenue. A newer tract of residential properties was shown to the north. Newer retail properties were shown to the northeast. A copy of this photo can be seen as Figure C-3 in Appendix C.
- A photograph taken in **2005** showed the Subject Property to be undeveloped, with no evidence of activity observed. The adjoining property to the north was shown to have been cleared of structures. The adjoining properties to the east and south were shown to be developed with what appeared to be commercial or retail buildings. The adjoining property to the west was shown to be a mobile home park. The structure that appeared to be a gasoline station at the southeast corner of Brookhurst Street and Garfield Avenue was shown to have been cleared. Retail properties were shown to the east and northeast. Tracts of residential properties was shown to the north east and west. A copy of this photo can be seen as Figure C-4 in Appendix C.

USGS Map Analysis The 7.5 Minute United States Geological Service Topographic Map for the area of the Subject Property is named the Newport Beach, California map. The map, which was laid out in 1965, showed no structures on the Subject Property or on the adjoining properties. Structures were shown to the east and northeast, across Brookhurst Street. The areas to the north, northwest and east were shaded to indicate residential development. The map was photorevised (updated based on a review of aerial photographs) in 1981. The revised map showed no newer buildings on the Subject Property. What appeared to be newer retail or commercial buildings were shown on the adjoining properties to the east and south (newer structures are shown in a purple tint on the revised map). A newer trailer park was shown on the adjoining property to the west. Newer

small structures and newer retail centers were shown to the east and northeast. Much of the area was shaded to indicate newer residential developments. A portion of the Newport Beach USGS Map is reproduced as Figure B-1 in Appendix B.

4 RECORDS SEARCH

4.1 Regulatory Agencies Database Search

The following Federal, State of California and Tribal government agency databases and sources were searched for postings within designated radii of the Subject Property:

FEDERAL SOURCES

- National Priority List (NPL) Within 1.0 Mile
- National Priority Delisted (NPDL) Within 1/2 Mile
- Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) Within 1/2 Mile
- CERCLIS No Further Remedial Action Planned (NFRAP) Within 1/2 Mile
- RCRA Corrective Action (CORRACTS) Within 1.0 Mile
- RCRA Treatment Storage and Disposal Facilities (TSD) Within 1.0 Mile
- RCRA Hazardous Waste Generator (RCRAGN) Within 1/4 Mile
- RCRA No Longer Regulated (RCRANLR) Within 1/8 Mile
- Federal EPA Institutional Controls/Engineering Controls (Fed IC/EC) Within 1/4 Mile
- Emergency Response Notification System for Spills (ERNS) Within 1/8 Mile
- Tribal Lands Within 1.0 Mile

STATE OF CALIFORNIA AND LOCAL GOVERNMENT SOURCES

- California/Tribal EPA (STATE) Within 1.0 Mile
- California Spills (Spills) Within 1/8 Mile
- California/Tribal Solid Waste Landfills (SWL) Within 1.0 Mile

- California/Tribal Leaking Underground Storage Tanks (LUST) Within 1/2 Mile
- California/Tribal Hazardous Substance Storage Containers (UST/AST) Within 1/4 Mile
- California/Tribal EPA Institutional Controls (Cal IC) Within 1/4 Mile
- California/Tribal EPA Engineering Controls (Cal EC) Within 1/4 Mile
- California/Tribal EPA Voluntary Cleanup Program (VCP) Within 1/2 Mile
- California/Tribal EPA Brownfields (Brownfields) Within 1/2 Mile
- Toxic Release Inventory System (TRIS) Within 1/8 Mile
- California Permits (Permits) Within 1/8 Mile
- Hazardous Waste Manifests (HW Manifest) Within 1/8 Mile
- California Other (Other) Within 1/8 Mile

A compilation of the Federal State of California and Tribal databases is included in Appendix D.

SUBJECT PROPERTY POSTINGS The Subject Property is not posted onto any of the environmental databases.

ADJOINING PROPERTIES POSTINGS One of the adjoining properties is posted onto the databases.

- The adjoining property to the north, at 19001 Brookhurst Street, is posted onto the UST and LUST lists. The occupants are shown to be Exxon #7-3616 and Garfield Chevron. The UST posting does not provide information on the number, contents or capacity of the USTs on or removed from this site. One of the LUST postings states that groundwater was affected by an unauthorized release of gasoline. The Status is given as "Completed - Case Closed" as of October 26, 1990. The second LUST postings states that groundwater was affected by an unauthorized release of gasoline. The Status is given as "Completed - Case Closed" as of January 27, 2006. In that the LUST cases have been closed, it is not likely that the unauthorized releases on this site would have affected the environmental condition of the Subject Property.

NEARBY PROPERTY POSTINGS Two (2) sites within 1/8 of a mile are posted onto databases.

- A site 0.09 to the northeast, at 19002 Brookhurst Street, is posted onto the RCRA, UST and LUST lists. The occupant is shown to be ExxonMobil Oil Corp. The RCRA posting states that the occupant was a generator of large quantities of hazardous wastes. The UST posting does not provide information on the number, contents or capacity of the USTs on or

removed from this site. One of the LUST postings states that groundwater was affected by an unauthorized release of gasoline. The Status is given as "Open - Remediation". The second LUST postings states that an unauthorized release of waste oil occurred. The Status is given as "Completed - Case Closed" as of December 5, 1988. In that one of the LUST cases has been closed and remedial action has commenced and is on-going with the second, it is not likely that the unauthorized releases on this site would have affected the environmental condition of the Subject Property.

- A site 0.11 to the northeast, at 18976 Brookhurst Street, is posted onto the RCRA, UST and LUST lists. The occupant is shown to be Shell Oil Co. The RCRA posting states that the occupant was a generator of small quantities of hazardous wastes. The UST posting does not provide information on the number, contents or capacity of the USTs on or removed from this site. The LUST posting states that groundwater was affected by an unauthorized release of gasoline. The Status is given as "Open - Site Assessment". A review of this site on the GeoTracker database showed that remedial action commenced in 1987 and is on-going. In that remedial action has commenced and is on-going, it is not likely that the unauthorized release on this site would have affected the environmental condition of the Subject Property.

OTHER PROPERTIES No sites within one mile are posted onto the NPL list. Given the fact that the Subject Property is posted in an area of retail, commercial, office and residential buildings, it is to be expected that few sites of environmental concern would proximal to the Subject Property. Those of note include:

- A site 0.45 miles to the southeast, at 10251 Yorktown Avenue, is posted onto the LUST list. The occupant is shown to be Huntington Beach Unified School District. The LUST posting states that only the soil was affected by an unauthorized release of gasoline. The Status is given as "Open - Preliminary Site Assessment Workplan Submitted". In that only the soil was affected, it is not likely that the unauthorized release on this site would have affected the environmental condition of the Subject Property.
- A site 0.94 miles to the southeast, at 10109 Adams Avenue, is posted onto the STATE list. The occupant is shown to be Best Cleaners. The STATE posting does not provide information on the nature of the DTSC's inquiry into the activities on this site. In that it is not proximal, it is not likely that the activities on this site would have affected the environmental condition of the Subject Property.

There is no indication that any of the posted sites have affected the environmental condition of the Subject Property. There is no known regional groundwater impact in the area.

4.1.2 State of California Department of Oil, Gas and Geothermal Resources (DOGGR)

The State of California Department of Oil, Gas and Geothermal Resources (DOGGR) is the agency that tracks the location and status of all oil wells in the state. The information from the

DOGGR has been obtained by Munger Map Book and published. The 1999 edition of the Munger Map Book was examined to determine if any oil wells had been located on the Subject Property. The area of the Subject Property is included on page W-66 of the Munger Map Book. No oil wells are shown on the Subject Property or on any of the adjoining properties. The closest well is shown to the northwest. It is the Amerada Lamb well. Several wells were shown to the southwest.

4.1.3 State of California Department of Toxic Substance Control (DTSC)

The State of California Department of Toxic Substance Control (DTSC) is the agency that tracks sites on which there have been placed deed restrictions and land use restrictions. The DTSC web site for deed restricted sites and for land use restriction sites was searched. Neither the Subject Property nor any of the adjoining properties were included on these lists.

4.2 Regional Source

4.2.1 Regional Water Quality Control Board

The California Regional Water Quality Control Board, Santa Ana Region (SARWQCB) maintains a list of sites with leaking underground storage tanks (LUST) and sites on which spills, leaks, investigations and cleanups (SLIC) have occurred. The SARWQCB GeoTracker database was searched, and the Subject Property was not found on the LUST list or the SLIC lists. The adjoining property to the north, as well as two proximal properties, are posted onto the LUST list. These properties are discussed in Section 4.1 above.

4.3 County Sources

4.3.1 Orange County Integrated Waste Management (IWM)

In Orange County, the Integrated Waste Management Department is the agency responsible for citing and monitoring landfills for solid waste management in the county. IWM, along with the Orange County Health Care Agency, assembled a list in 1993 of county, city and privately operated active and inactive landfills and transfer stations throughout the county. No facilities are within one mile of the Subject Property.

4.3.2 Orange County Health Care Agency (OCHCA)

For the City of Huntington Beach, the Orange County Health Care Agency (OCHCA) is the Certified Unified Program Agency (CUPA), and, as such, it is the repository of many items pertaining to the environment for the Subject Property. The OCHCA is responsible for inspecting facilities that use or store hazardous materials, for supervising remediation of sites and investigating spills, releases or illegal dumping of hazardous materials. The databases on the OCHCA website, including databases for hazardous waste facilities, industrial cleanup sites,

local oversight program lead cases and USTs, were searched, and the Subject Property was not included in any of these databases.

4.3.3 Orange County Sanitation District

The Orange County Sanitation District (OCSD) treats sewage generated in a large portion of the county, including the City of Huntington Beach. The district also issues and monitors industrial wastewater discharge permits. The Source Control division with OCSD did find files for the Subject Property parcel number.

4.4 Municipal Sources

4.4.1 City of Huntington Beach Building Department

The building department files are examined as part of an ESA to determine the age of buildings and to obtain additional information of that may be of environmental significance. The building department had no documents for the Subject Property.

4.4.2 Huntington Beach Fire Department

The City of Huntington Beach Fire Department (HBFD) is the repository of many items pertaining to the environment for the Subject Property. HBFD is responsible for inspecting facilities that use or store hazardous materials, for issuing permits for underground fuel storage tanks; and for investigating leaks, spills, releases or illegal dumping of hazardous materials. Ron Thompson, Fire Protection Specialist with the HBFD stated that the agency has no UST files for the Subject Property parcel number.

5 SUBJECT PROPERTY INSPECTION

The Subject Property was inspected on May 9, 2012 by Chris Hayden, R.E.A. The purpose of the site inspection is to seek out and to report on visible environmental concerns, or to note use and storage of hazardous materials which could affect the environment condition of the Subject Property.

5.1 Use and Storage of Hazardous Materials at the Subject Property

The Subject Property is an undeveloped parcel of land, as can be seen in Photographs 1 - 2 in Appendix C. No activities, hazardous materials or hazardous wastes were observed on the site.

5.2 Indications of PCBs

There is no indication that polychlorinated biphenyls (PCBs) were used or stored at the Subject Property. Pad mounted transformers were observed on adjoining properties to the east. They were not leaking, and no evidence of past leaks were observed. These transformers would be the property of Southern California Edison.

5.3 Indications of Solid Waste Disposal

Solid wastes generated in the area of the Subject Property are placed into a dumpster that is provided and serviced by the Rainbow Disposal. Solid wastes are not currently generated on the site.

5.4 Indications of Hazardous Waste Disposal

Hazardous wastes accumulation was not observed on the Subject Property on the day of the inspection. No documentation was found to indicate that hazardous wastes were generated on the site in the past.

5.5 Indications of Asbestos Containing Materials (ACMs)

There are no buildings on the Subject Property.

6 INTERVIEW

Important parts of any Phase 1 are user provided information and interviews with individuals having knowledge of the current and past uses of the property being assessed. For this Phase 1, the current owner of the Subject Property, William Hugron, was questioned. Mr. Hugron stated that there has been no activity on the Subject Property while he has owned the site. He was aware of the former gasoline station on the adjoining property to the north.

7 FINDINGS, OPINIONS AND CONCLUSIONS

Prior to arriving at these conclusions, the following tasks were completed:

- The Subject Property was inspected
- The surrounding properties were observed
- Historic aerial photographs were examined
- Information was requested from various governmental and regulatory agencies for environmental information pertaining to the Subject Property
- The databases from state and federal regulatory agencies were examined
- Information on an adjoining and nearby leaking underground storage tank (LUST) sites was obtained from the State of California Water Resources Control Board's GeoTracker database

Findings included the following:

- The Subject Property was showed to be undeveloped in aerial photographs from 1953 to 2005.
- The adjoining property to the north was shown to be developed with a gasoline station in aerial photographs from 1972 to 2003.
- The 2005 aerial photograph showed the adjoining site to the north to have been cleared.
- There were two unauthorized releases on the adjoining to the north, and both LUST cases have been closed.
- The Subject Property is not posted onto any of the environmental databases searched in Section 4.1.
- No activity, hazardous materials or hazardous wastes were observed on the Subject Property.

The Environmental Site Assessment on the undeveloped parcel of land located southwest of the intersection of Brookhurst Street and Garfield Avenue in the City of Huntington Beach in Orange County, was performed in conformance with the scope and limitations of ASTM Standard Practice E 1527-05. In the opinion of HEI Corporation, this assessment has revealed no evidence of “recognized environmental conditions”, as defined by the ASTM, in connection with the Subject Property. Therefore, it can be concluded that no further action is required.

APPENDIX A
LIMITATIONS

LIMITATIONS

The services described in this report were performed consistent with generally accepted consulting principles and practices. No other warranty, expressed or implied, is made. These services were performed consistent with our agreement with the Client. This report is solely for the use and information of the Client unless otherwise noted. Any reliance on this report by a third party is at such party's sole risk.

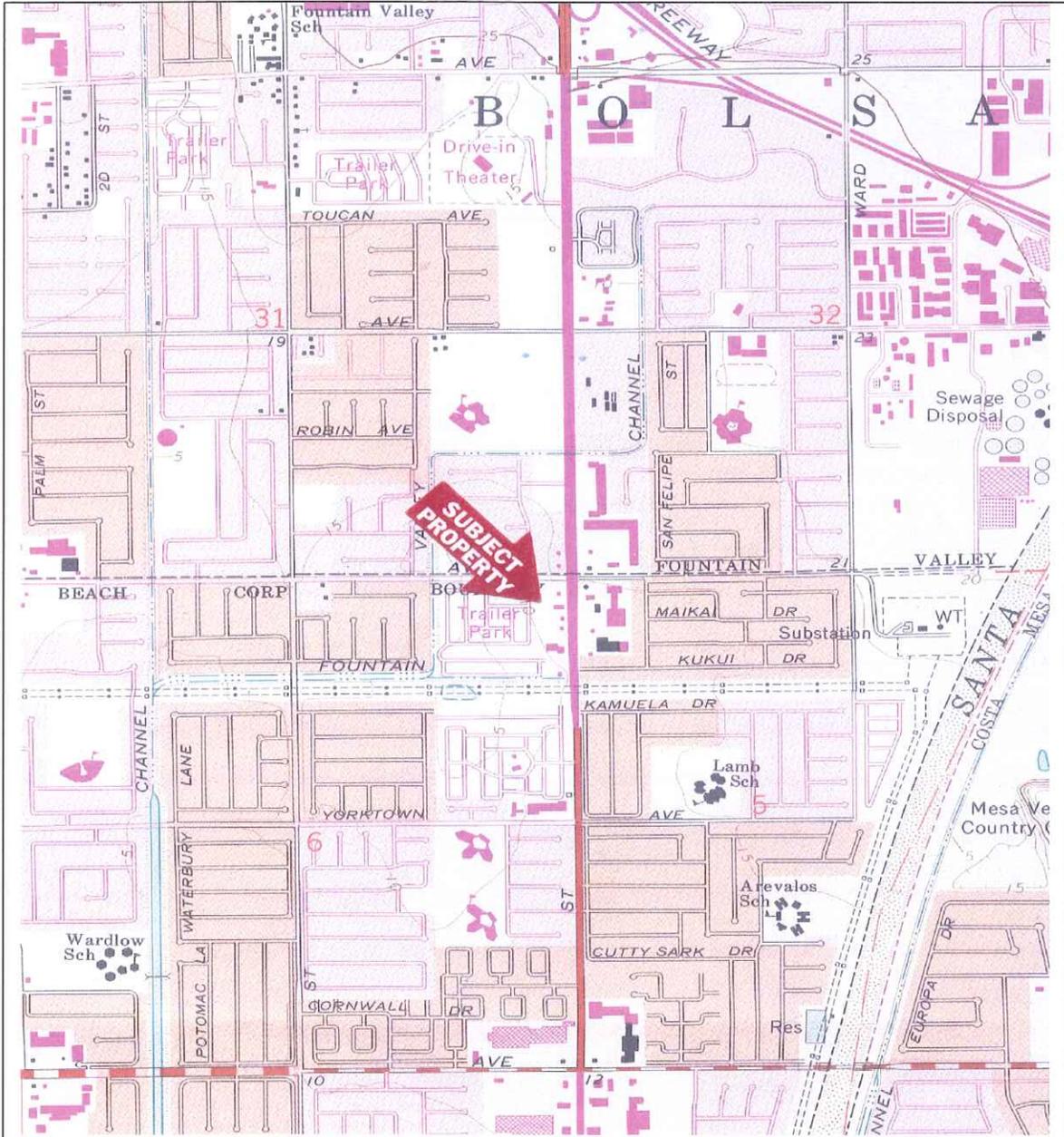
Opinions and recommendations contained in this report apply to conditions existing when services were performed and are intended only for the Client, purposes, locations, time frames, and project parameters indicated. We are not responsible for the impacts of any changes in environmental standards, practices, or regulations subsequent to the performance of services. We do not warrant the accuracy of information supplied by others.

The purpose of an environmental assessment is to reasonably evaluate the potential for or actual impact of past and current practices on the Subject Property. In performing an environmental assessment, it is understood that a balance must be struck between a reasonable inquiry into the environmental issues and an exhaustive analysis of each conceivable issue of potential concern. The following paragraph discusses the assumptions and parameters under which such an opinion is rendered.

No investigation is thorough enough to exclude the presence of hazardous materials at a given site. If hazardous conditions have not been identified during the assessment, such a finding should not therefore be construed as a guarantee of the absence of such materials on the site, but rather as the services performed within the scope, limitations, and cost of the work performed. Environmental conditions may exist on the Subject Property that cannot be identified by visual observation.

APPENDIX B

USGS MAP / ASSESSOR'S PARCEL MAP



HEI Hayden Environmental

USGS 7.5 Minute Topographic Map

↑
NORTH

Subject Property: Parcel South of Garfield Avenue and West of Brookhurst Street; Huntington Beach, California

JOB NUMBER:
12-3555

Date:
5/17/12

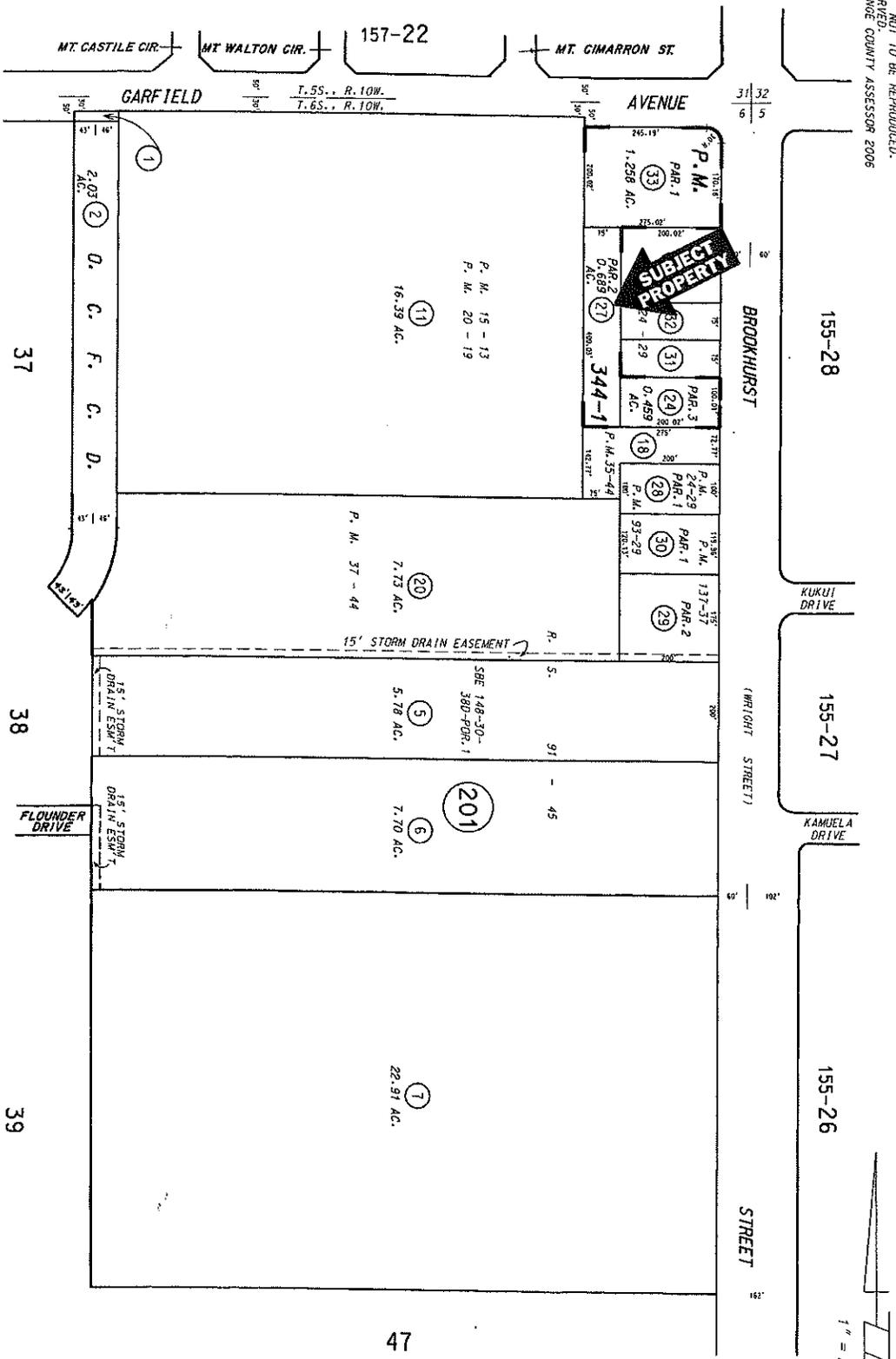
FIGURE:
B-1

THIS MAP WAS PREPARED FOR ORANGE COUNTY, CALIFORNIA, BY THE COUNTY ASSESSOR'S OFFICE. THE ASSESSOR MAKES NO GUARANTEE AS TO THE ACCURACY NOR ASSUMES ANY LIABILITY FOR OTHER USES. NOT TO BE REPRODUCED. ALL RIGHTS RESERVED. © COPYRIGHT ORANGE COUNTY ASSESSOR 2006

POR. NE 1/4, SEC. 6, T 6 S, R 10 W

153-20

1" = 200'



MARCH 1968

PARCEL MAP P.M. 24-29, 93-29
PARCEL MAP P.M. 134-37, 344-1

NOTE - ASSESSOR'S BLOCK & PARCEL NUMBERS SHOWN IN CIRCLES
ASSESSOR'S MAP BOOK 153 PAGE 20 COUNTY OF ORANGE



APPENDIX C

**SUBJECT PROPERTY PHOTOGRAPHS
1953, 1972, 2003 AND 2005 AERIAL PHOTOGRAPHS**

PHOTOGRAPHS



1. View of the Subject Property Looking South/Southwest



2. View of the Subject Property Looking North/Northwest



HEI Hayden
Environmental

1953 AERIAL
PHOTOGRAPH

↑
NORTH

Subject Property: Parcel
South of Garfield Avenue
and West of Brookhurst
Street; Huntington Beach,
California

JOB NUMBER:
12-3555

Date:
5/18/12

FIGURE:
C-1



HEI Hayden
Environmental

1972 AERIAL
PHOTOGRAPH

↑
NORTH

Subject Property: Parcel
South of Garfield Avenue
and West of Brookhurst
Street; Huntington Beach,
California

JOB NUMBER:
12-3555

Date:
5/18/12

FIGURE:
C-2



HEI Hayden
Environmental

2003 AERIAL
PHOTOGRAPH

Subject Property: Parcel
South of Garfield Avenue
and West of Brookhurst
Street; Huntington Beach,
California

↑
NORTH

JOB NUMBER:
12-3555

Date:
5/18/12

FIGURE:
C-3



HEI Hayden
Environmental

2005 AERIAL
PHOTOGRAPH

↑
NORTH

Subject Property: Parcel
South of Garfield Avenue
and West of Brookhurst
Street; Huntington Beach,
California

JOB NUMBER:
12-3555

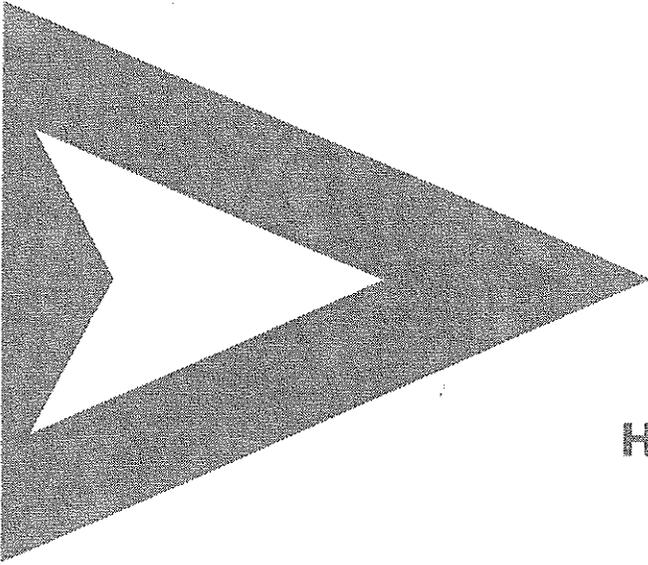
Date:
5/18/12

FIGURE:
C-4

APPENDIX D
REGULATORY AGENCIES DATABASE LISTS

FIRSTSEARCH

ENVIRONMENTAL FIRSTSEARCH REPORT



TARGET PROPERTY:

BROOKHURST ST

HUNTINGTON BEACH, CA 92646

JOB NUMBER: 12-3555

PREPARED FOR:

HEI Corporation

1805 Peninsula Place

Costa Mesa, CA 92627

May 17, 2012

Environmental FirstSearch Search Summary Report

Target Site: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	05-09-12	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	05-09-12	0.50	0	0	0	0	-	0	0
CERCLIS	Y	02-27-12	0.50	0	0	0	0	-	0	0
NFRAP	Y	02-27-12	0.50	0	0	0	0	-	0	0
RCRA COR ACT	Y	03-13-12	1.00	0	0	0	0	0	0	0
RCRA TSD	Y	03-13-12	0.50	0	0	0	0	-	0	0
RCRA GEN	Y	03-13-12	0.25	0	2	0	-	-	0	2
RCRA NLR	Y	03-13-12	0.05	0	0	-	-	-	0	0
Federal Brownfield	Y	05-01-12	0.25	0	0	0	-	-	0	0
ERNS	Y	04-13-12	0.12	0	1	-	-	-	5	6
Tribal Lands	Y	12-15-08	1.00	0	0	0	0	0	1	1
State/Tribal Sites	Y	02-08-12	1.00	0	0	0	0	1	0	1
State Spills 90	Y	04-01-12	0.12	0	0	-	-	-	0	0
State/Tribal SWL	Y	04-09-12	0.50	0	0	0	0	-	0	0
State/Tribal LUST	Y	04-01-12	0.50	0	5	0	1	-	0	6
State/Tribal UST/AST	Y	04-16-12	0.25	0	6	0	-	-	0	6
State/Tribal EC	Y	NA	0.25	0	0	0	-	-	0	0
State/Tribal IC	Y	04-11-12	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	02-08-12	0.50	0	0	0	0	-	0	0
State/Tribal Brownfields	Y	NA	0.50	0	0	0	0	-	0	0
TRIS	Y	01-04-12	0.12	0	0	-	-	-	0	0
State Permits	Y	04-01-12	0.05	0	0	-	-	-	0	0
State Other	Y	02-08-12	0.05	0	0	-	-	-	0	0
Federal IC/EC	Y	03-13-12	0.25	0	0	0	-	-	0	0
HW Manifest	Y	08-02-10	0.05	0	0	-	-	-	0	0
-TOTALS-				0	14	0	1	1	6	22

Notice of Disclaimer

Due to the limitations, constraints, and inaccuracies and incompleteness of government information and computer mapping data currently available to FirstSearch Technology Corp., certain conventions have been utilized in preparing the locations of all federal, state and local agency sites residing in FirstSearch Technology Corp.'s databases. All EPA NPL and state landfill sites are depicted by a rectangle approximating their location and size. The boundaries of the rectangles represent the eastern and western most longitudes; the northern and southern most latitudes. As such, the mapped areas may exceed the actual areas and do not represent the actual boundaries of these properties. All other sites are depicted by a point representing their approximate address location and make no attempt to represent the actual areas of the associated property. Actual boundaries and locations of individual properties can be found in the files residing at the agency responsible for such information.

Waiver of Liability

Although FirstSearch Technology Corp. uses its best efforts to research the actual location of each site, FirstSearch Technology Corp. does not and can not warrant the accuracy of these sites with regard to exact location and size. All authorized users of FirstSearch Technology Corp.'s services proceeding are signifying an understanding of FirstSearch Technology Corp.'s searching and mapping conventions, and agree to waive any and all liability claims associated with search and map results showing incomplete and or inaccurate site locations.

Environmental FirstSearch Site Information Report

Request Date: 05-17-12
 Requestor Name: Chris Hayden
 Standard: ASTM-05

Search Type: COORD
 Job Number: 12-3555
 Filtered Report

Target Site: BROOKHURST ST
 HUNTINGTON BEACH, CA 92646

Demographics

Sites: 22	Non-Geocoded: 6	Population: NA
Radon: 0.3 PCI/L		

Site Location

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>		<u>UTMs</u>
Longitude:	-117.955060	-117:57:18	Easting:	411475.291
Latitude:	33.686069	33:41:10	Northing:	3727564.627
Elevation:	11		Zone:	11

Comment

Comment:

Additional Requests/Services

Adjacent ZIP Codes:	Services:																																								
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">ZIP Code</th> <th style="text-align: left;">City Name</th> <th style="text-align: left;">ST</th> <th style="text-align: left;">Dist/Dir</th> <th style="text-align: left;">Sel</th> </tr> </thead> <tbody> <tr> <td style="height: 150px;"> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	ZIP Code	City Name	ST	Dist/Dir	Sel						<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th></th> <th style="text-align: left;">Requested?</th> <th style="text-align: left;">Date</th> </tr> </thead> <tbody> <tr><td>Fire Insurance Maps</td><td>No</td><td></td></tr> <tr><td>Aerial Photographs</td><td>No</td><td></td></tr> <tr><td>Historical Topos</td><td>No</td><td></td></tr> <tr><td>City Directories</td><td>No</td><td></td></tr> <tr><td>Title Search</td><td>No</td><td></td></tr> <tr><td>Municipal Reports</td><td>No</td><td></td></tr> <tr><td>Liens</td><td>No</td><td></td></tr> <tr><td>Historic Map Works</td><td>No</td><td></td></tr> <tr><td>Online Topos</td><td>No</td><td></td></tr> </tbody> </table>		Requested?	Date	Fire Insurance Maps	No		Aerial Photographs	No		Historical Topos	No		City Directories	No		Title Search	No		Municipal Reports	No		Liens	No		Historic Map Works	No		Online Topos	No	
ZIP Code	City Name	ST	Dist/Dir	Sel																																					
	Requested?	Date																																							
Fire Insurance Maps	No																																								
Aerial Photographs	No																																								
Historical Topos	No																																								
City Directories	No																																								
Title Search	No																																								
Municipal Reports	No																																								
Liens	No																																								
Historic Map Works	No																																								
Online Topos	No																																								



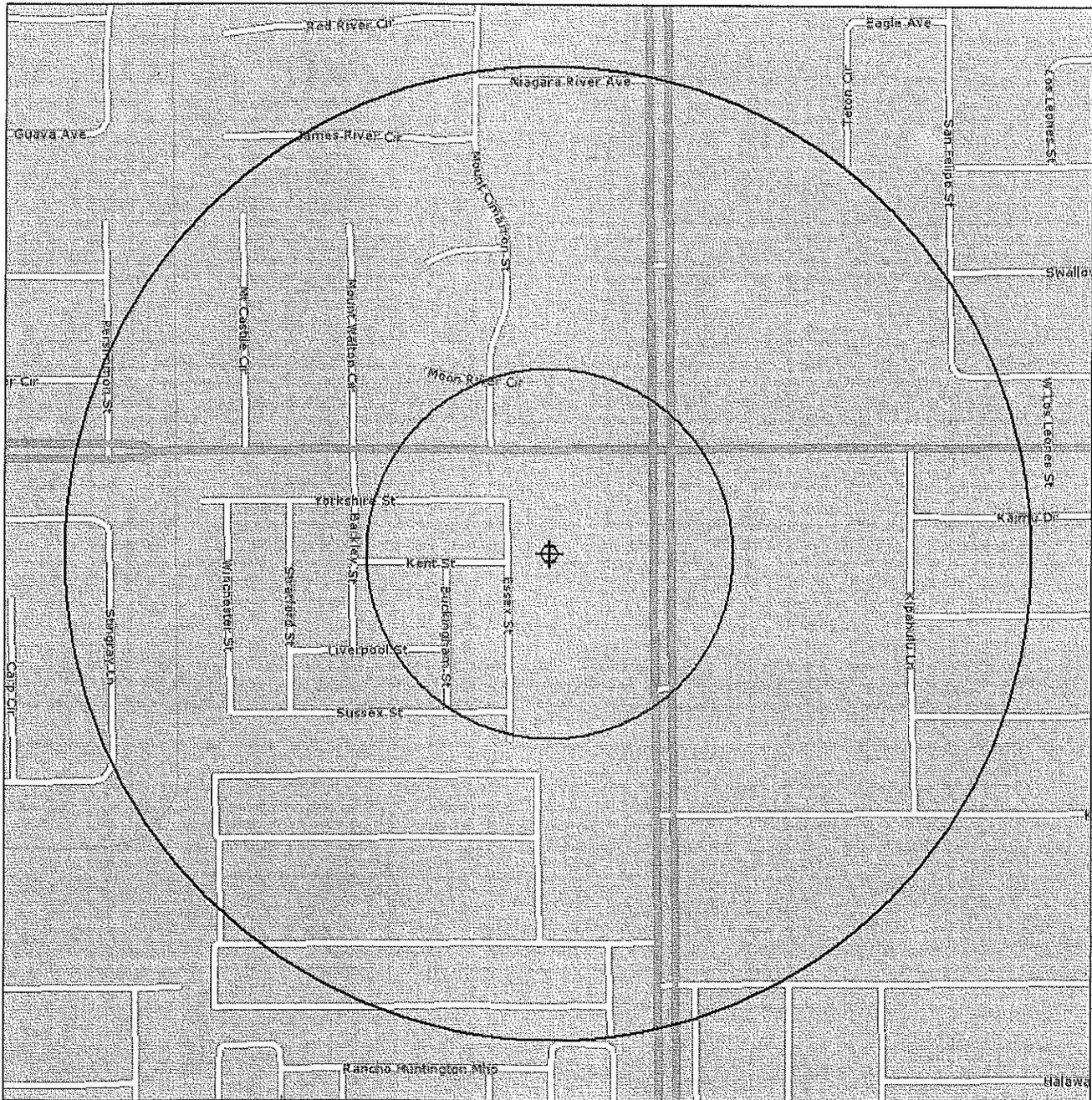
Environmental FirstSearch

.25 Mile Radius

Non-ASTM Map: No Sites Found



BROOKHURST ST, HUNTINGTON BEACH, CA 92646



Source: Tele Atlas

- Target Site (Latitude: 33.686069 Longitude: -117.955060)
 - Identified Site, Multiple Sites, Receptor
 - NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
 - Triballand
 - National Historic Sites and Landmark Sites
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius



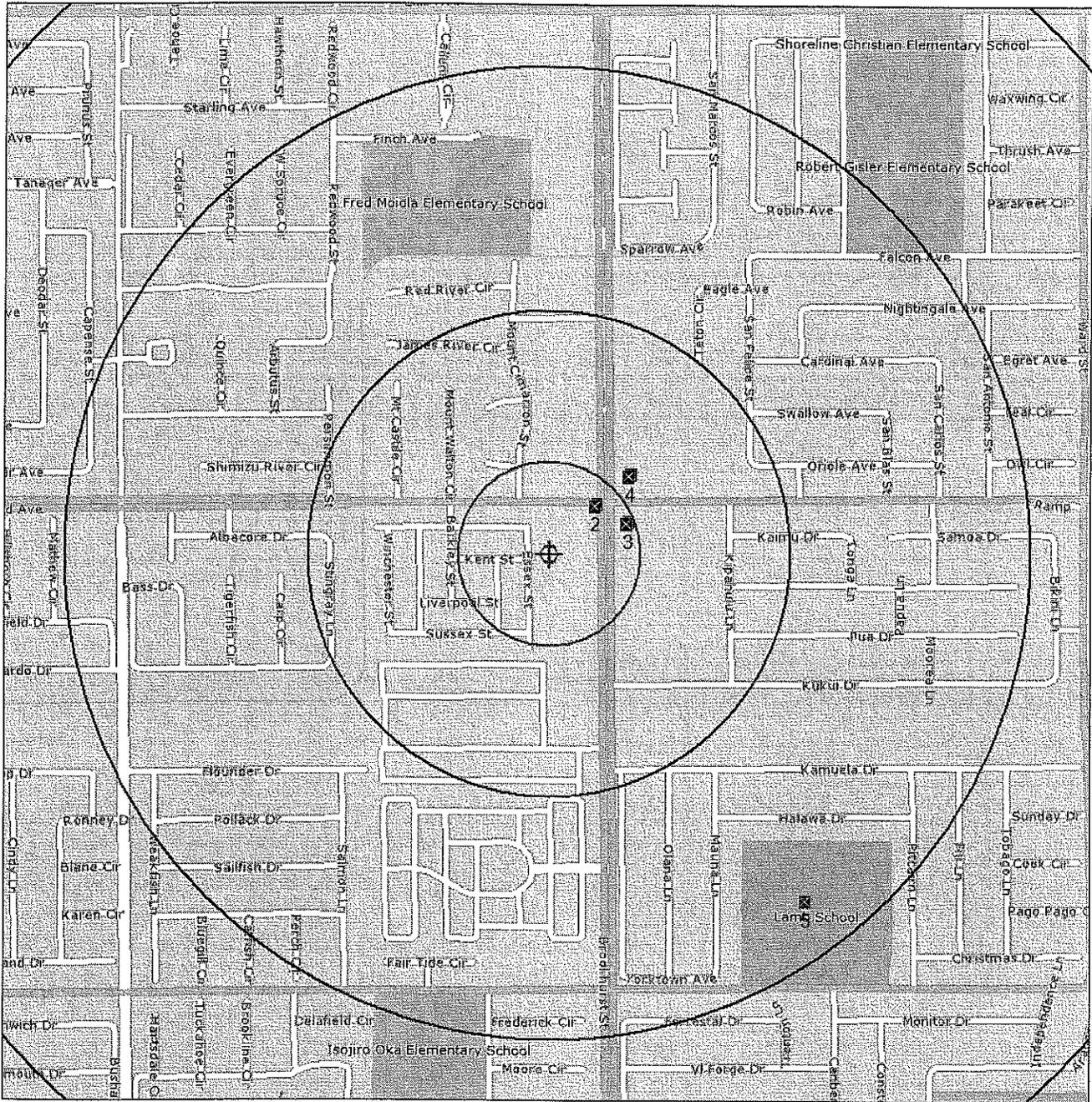
Environmental FirstSearch

.5 Mile Radius

ASTM Map: CERCLIS, RCRATSD, LUST, SWL



BROOKHURST ST, HUNTINGTON BEACH, CA 92646



Source: Tele Atlas

- Target Site (Latitude: 33.686069 Longitude: -117.955060)
- Identified Site, Multiple Sites, Receptor
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
- Triballand
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius



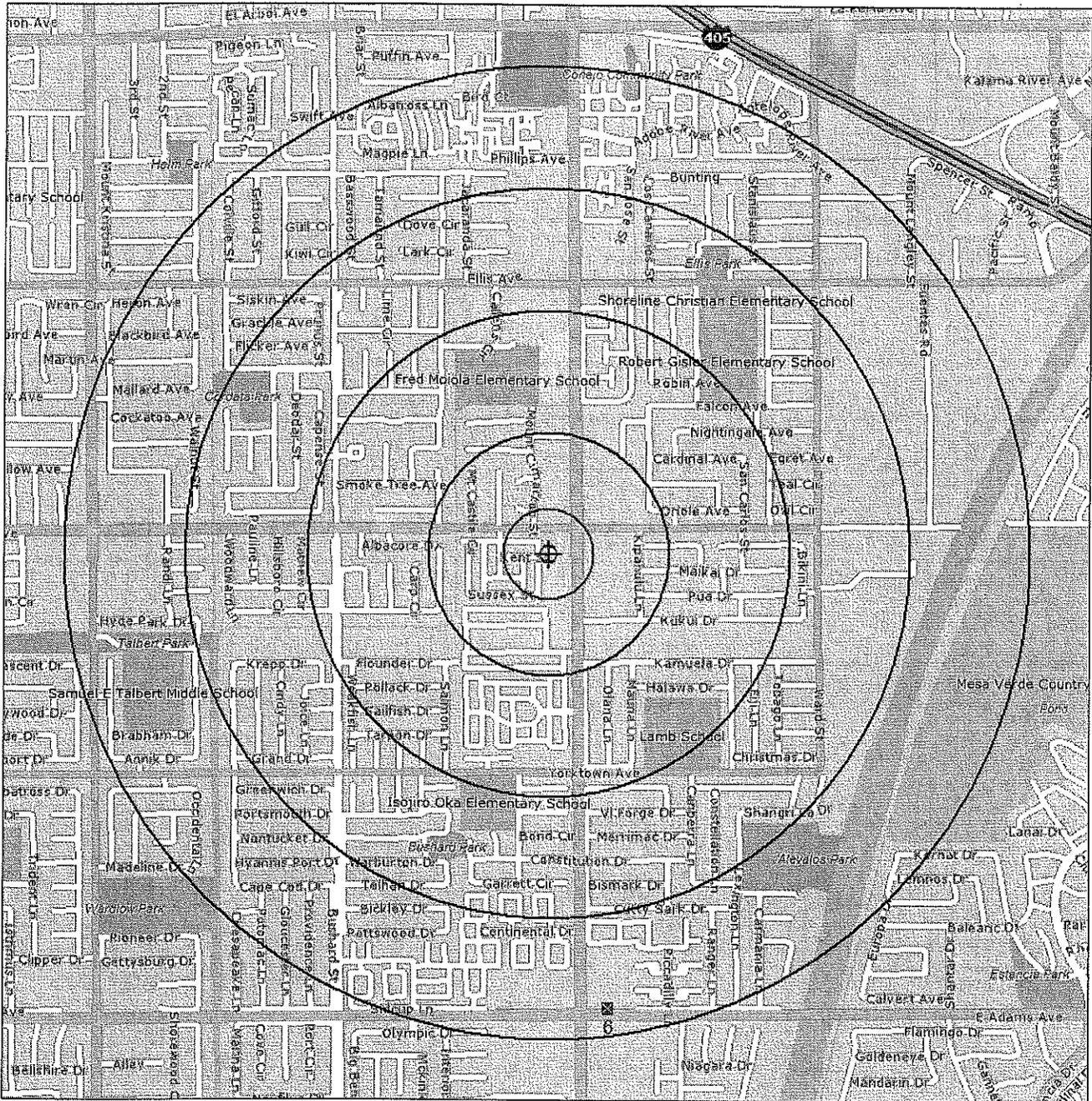
Environmental FirstSearch

1 Mile Radius

ASTM Map: NPL, RCRACOR, STATE Sites



BROOKHURST ST, HUNTINGTON BEACH, CA 92646



Source: Tele Atlas

- Target Site (Latitude: 33.686069 Longitude: -117.955060)
- Identified Site, Multiple Sites, Receptor
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
- Triballand
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius

Environmental FirstSearch Sites Summary Report

Target Property: BROOKHURST ST
 HUNTINGTON BEACH, CA 92646

JOB: 12-3555

TOTAL: 22 GEOCODED: 16 NON GEOCODED: 6 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
1	ERNS	UNKNOWN 180691/UNKNOWN (NRC)	9956 GARFIELD AVE HUNTINGTON BEACH CA 92646	0.05 NE	+ 2	4
2	UST	EXXON #7-3616 TISID-STATE32899/ACTIVE	19001 BROOKHURST HUNTINGTON BEACH CA	0.07 NE	+ 4	5
2	UST	GARFIELD CHEVRON TISID4ORCO348/NOT REPORTED	19001 BROOKHURST HUNTINGTON BEACH CA 92646	0.07 NE	+ 4	6
2	LUST	EXXON USA T0605900778/COMPLETED - CASE CLOSED	19001 BROOKHURST HUNTINGTON BEACH CA 92646	0.07 NE	+ 4	7
2	LUST	GARFIELD CHEVRON T0605920613/COMPLETED - CASE CLOSED	19001 BROOKHURST HUNTINGTON BEACH CA 92646	0.07 NE	+ 4	8
3	RCRAGN	EXXONMOBIL OIL CORP NO 10549 CAL000055758/LGN	19002 BROOKHURST ST HUNTINGTON BEACH CA 92646	0.09 NE	+ 5	9
3	UST	MOBIL #18-KB5 TISID-STATE32896/ACTIVE	19002 BROOKHURST HUNTINGTON BEACH CA 92646	0.09 NE	+ 5	10
3	UST	MOBIL #18-KB5 TISID4ORCO362/NOT REPORTED	19002 BROOKHURST ST HUNTINGTON BEACH CA 92646	0.09 NE	+ 5	11
3	LUST	MOBIL #18-KB5 T0605957667/OPEN - REMEDIATION	19002 BROOKHURST HUNTINGTON BEACH CA 92646	0.09 NE	+ 5	12
3	LUST	MOBIL OIL T0605900543/COMPLETED - CASE CLOSED	19002 BROOKHURST HUNTINGTON BEACH CA 92646	0.09 NE	+ 5	14
4	RCRAGN	SHELL OIL CO CAD981446651/SGN	18976 BROOKHURST FOUNTAIN VALLEY CA 92708	0.11 NE	+ 5	15
4	UST	SHELL (135391) TISID4ORCO247/NOT REPORTED	18976 BROOKHURST ST FOUNTAIN VALLEY CA	0.11 NE	+ 5	17
4	UST	SHELL (3835-0710) TISID-STATE33022/ACTIVE	18976 BROOKHURST FOUNTAIN VALLEY CA 92708	0.11 NE	+ 5	18
4	LUST	SHELL OIL T0605900265/OPEN - SITE ASSESSMENT	18976 BROOKHURST FOUNTAIN VALLEY CA 92708	0.11 NE	+ 5	19
5	LUST	HUNTINGTON BEACH USD 083003215T/PRELIM. SITE ASSES. WKPLN SUBM	10251 YORKTOWN AVE HUNTINGTON BEACH CA 92646	0.45 SE	+ 5	21
6	STATE	BEST CLEANERS CAL30720018/REFER: 1248 LOCAL AGENCY	10109 ADAMS AVE HUNTINGTON BEACH CA 92646	0.94 SE	+ 1	22

Environmental FirstSearch Sites Summary Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

TOTAL: 22 **GEOCODED:** 16 **NON GEOCODED:** 6 **SELECTED:** 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
	ERNS	ORANGE CO SANITATION DISTRICT 371634/FIXED FACILITY	BROOKHURST AND PACIFIC COA HUNTINGTON BEACH CA 92646	NON GC	N/A	1
	ERNS	UNK 131675/UNKNOWN	ON GARFIELD BETWEEN WA AND HUNTINGTON BEACH CA	NON GC	N/A	N/A
	ERNS	UNKNOWN 400937/UNKNOWN (EPA REGIONS)	BROOKHURST AVE FLOOD CONTR HUNTINGTON BEACH CA 92646	NON GC	N/A	2
	ERNS	UNKNOWN 393555/FIXED FACILITY	BROOKHURST AND TALBERT CHA HUNTINGTON BEACH CA 92646	NON GC	N/A	3
	ERNS	NRC-572116/PIPELINE	GOLDEN WEST AVE BETWEEN GA HUNTINGTON BEACH CA	NON GC	N/A	N/A
	TRIBALLA	BUREAU OF INDIAN AFFAIRS CONTACT I BIA-92646/	UNKNOWN CA 92646	NON GC	N/A	N/A

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

ERNS

SEARCH ID: 3 DIST/DIR: 0.05 NE ELEVATION: 13 MAP ID: 1

NAME: UNKNOWN REV: 8/30/90 0:
ADDRESS: 9956 GARFIELD AVE ID1: 180691
HUNTINGTON BEACH CA 92646 ID2:
ORANGE STATUS: UNKNOWN (NRC)
CONTACT: PHONE:
SOURCE: EPA

SPILL INFORMATION

DATE OF SPILL: 8/30/1990 TIME OF SPILL: 0830

PRODUCT RELEASED (1): INFRECTIONOUS HOSPITAL WASTE

QUANTITY (1): 1
UNITS (1): OTH

PRODUCT RELEASED (2):

QUANTITY (2):
UNITS (2):

PRODUCT RELEASED (3):

QUANTITY (3):
UNITS (3):

MEDIUM/MEDIA AFFECTED

AIR: NO GROUNDWATER: NO
LAND: YES FIXED FACILITY: NO

WATER: NO OTHER: NO
WATERBODY AFFECTED BY RELEASE: NONE

CAUSE OF RELEASE

DUMPING: YES EQUIPMENT FAILURE: NO
NATURAL PHENOMENON: NO OPERATOR ERROR: NO

OTHER CAUSE: NO TRANSP. ACCIDENT: NO
UNKNOWN: NO

ACTIONS TAKEN: CO HEALTH AND FIRE DEPT. WORKING ON CLEANUP, CONTAINED 100%

RELEASE DETECTION: QUANTITY= 1 BAG ILLEGAL DUMPING, UNDER INVESTIGATION
MISC. NOTES:

DISCHARGER INFORMATION

DISCHARGER ID: 180691 DUN & BRADSTREET #:

TYPE OF DISCHARGER:

NAME OF DISCHARGER: UNKNOWN

ADDRESS:

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID: 5 DIST/DIR: 0.07 NE ELEVATION: 15 MAP ID: 2

NAME:	EXXON #7-3616	REV:	01/01/94
ADDRESS:	19001 BROOKHURST HUNTINGTON BEACH CA ORANGE	ID1:	TISID-STATE32899
CONTACT:		ID2:	
SOURCE:		STATUS:	ACTIVE
		PHONE:	

UST HISTORICAL DATA

This site was listed in the FIDS Zip Code List as a UST site. The Office of Hazardous Data Management produced the FIDS list. The FIDS list is an index of names & locations of sites recorded in various California State environmental agency databases. It is sorted by zip code and as an index, details regarding the sites were never included.

The UST information included in FIDS as provided by the Office of Hazardous Data Management was originally collected from the SWEEPS database. The SWEEPS database recorded Underground Storage Tanks and was maintained by the State Water Resources Control Board (SWRCB). That agency no longer maintains the SWEEPS database and last updated it in 1994. The last release of that 1994 database was in 1997.

Oversight of Underground Storage Tanks within California is now conducted by Certified Unified Program Agencies referred to as CUPA s. There are approximately 102 CUPA s and Local Oversight Programs (LOP s) in the State of California. Most are city or county government agencies. As of 1998, all sites or facilities with underground storage tanks were required by Federal mandate to obtain certification by designated UST oversight agencies (in this case, CUPA s) that the UST/s at their location were upgraded or removed in adherence with the 1998 RCRA standards.

Information from the FIDS/SWEEPS lists were included in this report search to help identify where underground storage tanks may have existed that were not recorded in CUPA databases or lists collected by us. This may occur if a tank was removed prior to development of recent CUPA UST lists or never registered with a CUPA.

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID: 6 DIST/DIR: 0.07 NE ELEVATION: 15 MAP ID: 2

NAME:	GARFIELD CHEVRON	REV:	07/01/2008
ADDRESS:	19001 BROOKHURST HUNTINGTON BEACH CA 92646 ORANGE	ID1:	TISID4ORCO348
CONTACT:		ID2:	
SOURCE:	ORANGE CO DEH	STATUS:	NOT REPORTED
		PHONE:	

ORANGE COUNTY UNDERGROUND STORAGE TANKS LIST INFORMATION

According to the Orange County Health Department's Custodian of Records Office the following information is current as of 11/04/08

Facility ID Number (where provided by agency): FA0024602

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 11	DIST/DIR: 0.07 NE	ELEVATION: 15	MAP ID: 2
----------------------	--------------------------	----------------------	------------------

NAME: EXXON USA	REV: 04/01/12
ADDRESS: 19001 BROOKHURST HUNTINGTON BEACH CA 92646 ORANGE	ID1: T0605900778
CONTACT:	ID2:
SOURCE: CA SWRCB	STATUS: COMPLETED - CASE CLOSED
	PHONE:

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: ORANGE COUNTY LOP
REGIONAL BOARD CASE NUMBER: 083000983T
LOCAL AGENCY: ORANGE COUNTY LOP
LOCAL CASE NUMBER: 88UT137

CASE TYPE: LUST Cleanup Site
POTENTIAL CONTAMINANTS OF CONCERN: Gasoline
POTENTIAL MEDIA AFFECTED: Other Groundwater (uses other than drinking water)
STATUS: Completed - Case Closed
STATUS DATE: 1990-10-26 00:00:00
SITE HISTORY (blank if not reported):

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Reported

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Discovery

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 12 **DIST/DIR:** 0.07 NE **ELEVATION:** 15 **MAP ID:** 2

NAME:	GARFIELD CHEVRON	REV:	04/01/12
ADDRESS:	19001 BROOKHURST	ID1:	T0605920613
	HUNTINGTON BEACH CA 92646	ID2:	
	ORANGE	STATUS:	COMPLETED - CASE CLOSED
CONTACT:		PHONE:	
SOURCE:	CA SWRCB		

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: ORANGE COUNTY LOP
REGIONAL BOARD CASE NUMBER:
LOCAL AGENCY: ORANGE COUNTY LOP
LOCAL CASE NUMBER: 01UT013

CASE TYPE: LUST Cleanup Site
POTENTIAL CONTAMINANTS OF CONCERN: Gasoline
POTENTIAL MEDIA AFFECTED: Soil
STATUS: Completed - Case Closed
STATUS DATE: 2006-01-27 00:00:00
SITE HISTORY (blank if not reported):

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2004-05-03 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2005-07-19 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2005-04-22 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2006-01-27 00:00:00
ACTION (blank if not reported): Closure/No Further Action Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2003-07-23 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2005-03-11 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Began

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Discovery

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Reported

ACTION TYPE (blank if not reported): RESPONSE
DATE (blank if not reported): 2003-09-30 00:00:00
ACTION (blank if not reported): Other Report / Document

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

RCRAGN

SEARCH ID: 1 DIST/DIR: 0.09 NE ELEVATION: 16 MAP ID: 3

NAME:	EXXONMOBIL OIL CORP NO 10549	REV:	6/6/06
ADDRESS:	19002 BROOKHURST ST	ID1:	CAL000055758
	HUNTINGTON BEACH CA 92646	ID2:	
	ORANGE	STATUS:	LGN
CONTACT:	JOHN HOOVER	PHONE:	8002538054
SOURCE:	EPA		

SITE INFORMATION

UNIVERSE INFORMATION:

NAIC INFORMATION

44711 - GASOLINE STATIONS WITH CONVENIENCE STORES

ENFORCEMENT INFORMATION:

VIOLATION INFORMATION:

HAZARDOUS WASTE INFORMATION:

Ignitable waste

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID:	7	DIST/DIR:	0.09 NE	ELEVATION:	16	MAP ID:	3
-------------------	---	------------------	---------	-------------------	----	----------------	---

NAME: MOBIL #18-KB5	REV: 01/01/94
ADDRESS: 19002 BROOKHURST HUNTINGTON BEACH CA 92646 ORANGE	ID1: TISID-STATE32896
CONTACT:	ID2:
SOURCE:	STATUS: ACTIVE
	PHONE:

UST HISTORICAL DATA

This site was listed in the FIDS Zip Code List as a UST site. The Office of Hazardous Data Management produced the FIDS list. The FIDS list is an index of names & locations of sites recorded in various California State environmental agency databases. It is sorted by zip code and as an index, details regarding the sites were never included.

The UST information included in FIDS as provided by the Office of Hazardous Data Management was originally collected from the SWEEPS database. The SWEEPS database recorded Underground Storage Tanks and was maintained by the State Water Resources Control Board (SWRCB). That agency no longer maintains the SWEEPS database and last updated it in 1994. The last release of that 1994 database was in 1997.

Oversight of Underground Storage Tanks within California is now conducted by Certified Unified Program Agencies referred to as CUPA s. There are approximately 102 CUPA s and Local Oversight Programs (LOP s) in the State of California. Most are city or county government agencies. As of 1998, all sites or facilities with underground storage tanks were required by Federal mandate to obtain certification by designated UST oversight agencies (in this case, CUPA s) that the UST/s at their location were upgraded or removed in adherence with the 1998 RCRA standards.

Information from the FIDS/SWEEPS lists were included in this report search to help identify where underground storage tanks may have existed that were not recorded in CUPA databases or lists collected by us. This may occur if a tank was removed prior to development of recent CUPA UST lists or never registered with a CUPA.

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID: 8 **DIST/DIR:** 0.09 NE **ELEVATION:** 16 **MAP ID:** 3

NAME:	MOBIL #18-KB5	REV:	07/01/2008
ADDRESS:	19002 BROOKHURST ST HUNTINGTON BEACH CA 92646 ORANGE	ID1:	TISID4ORCO362
CONTACT:		ID2:	
SOURCE:	ORANGE CO DEH	STATUS:	NOT REPORTED
		PHONE:	

ORANGE COUNTY UNDERGROUND STORAGE TANKS LIST INFORMATION

According to the Orange County Health Department's Custodian of Records Office the following information is current as of 11/04/08

Facility ID Number (where provided by agency): FA0024516

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 14 **DIST/DIR:** 0.09 NE **ELEVATION:** 16 **MAP ID:** 3

NAME:	MOBIL #18-KB5	REV:	04/01/12
ADDRESS:	19002 BROOKHURST HUNTINGTON BEACH CA 92646 ORANGE	ID1:	T0605957667
CONTACT:		ID2:	
SOURCE:	CA SWRCB	STATUS:	OPEN - REMEDIATION
		PHONE:	

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: ORANGE COUNTY LOP
REGIONAL BOARD CASE NUMBER:
LOCAL AGENCY: ORANGE COUNTY LOP
LOCAL CASE NUMBER: 03UT036

CASE TYPE: LUST Cleanup Site
POTENTIAL CONTAMINANTS OF CONCERN: Gasoline
POTENTIAL MEDIA AFFECTED: Aquifer used for drinking water supply
STATUS: Open - Remediation
STATUS DATE: 2011-07-28 00:00:00

SITE HISTORY (blank if not reported): Please refer to recent Site Documents or Monitoring Reports in GeoTracker for site history. Orange County is not responsible for the accuracy of any professional interpretations provided in reports submitted by consultants for the responsible party.

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2005-01-07 00:00:00
ACTION (blank if not reported): * Corrective Action Orders

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2004-07-01 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2003-09-22 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2008-09-22 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2010-12-21 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2010-07-20 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2006-11-28 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-11-09 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2006-10-10 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2009-07-10 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2006-08-11 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2003-07-30 00:00:00
ACTION (blank if not reported): Staff Letter

- Continued on next page -

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 14 **DIST/DIR:** 0.09 NE **ELEVATION:** 16 **MAP ID:** 3

NAME:	MOBIL #18-KB5	REV:	04/01/12
ADDRESS:	19002 BROOKHURST	ID1:	T0605957667
	HUNTINGTON BEACH CA 92646	ID2:	
	ORANGE	STATUS:	OPEN - REMEDIATION
CONTACT:		PHONE:	
SOURCE:	CA SWRCB		

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-08-30 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-08-13 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-06-21 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-03-19 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2008-11-24 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Reported

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Discovery

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Pump & Treat (P&T) Groundwater

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): In Situ Physical/Chemical Treatment (other than SVE)

ACTION TYPE (blank if not reported): RESPONSE
DATE (blank if not reported): 2003-10-30 00:00:00
ACTION (blank if not reported): Preliminary Site Assessment Workplan

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 15 DIST/DIR: 0.09 NE ELEVATION: 16 MAP ID: 3

NAME: MOBIL OIL REV: 04/01/12
ADDRESS: 19002 BROOKHURST ID1: T0605900543
HUNTINGTON BEACH CA 92646 ID2:
ORANGE STATUS: COMPLETED - CASE CLOSED
CONTACT: PHONE:
SOURCE: CA SWRCB

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: ORANGE COUNTY LOP
REGIONAL BOARD CASE NUMBER: 083000687T
LOCAL AGENCY: ORANGE COUNTY LOP
LOCAL CASE NUMBER: 87UT233

CASE TYPE: LUST Cleanup Site
POTENTIAL CONTAMINANTS OF CONCERN: Waste Oil / Motor / Hydraulic / Lubricating
POTENTIAL MEDIA AFFECTED: Under Investigation
STATUS: Completed - Case Closed
STATUS DATE: 1988-12-05 00:00:00
SITE HISTORY (blank if not reported):

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

RCRAGN

SEARCH ID: 2 **DIST/DIR:** 0.11 NE **ELEVATION:** 16 **MAP ID:** 4

<p>NAME: SHELL OIL CO ADDRESS: 18976 BROOKHURST FOUNTAIN VALLEY CA 92708 ORANGE</p> <p>CONTACT: SOURCE: EPA</p>	<p>REV: 1/10/12 ID1: CAD981446651 ID2: STATUS: SGN PHONE:</p>
---	--

SITE INFORMATION

CONTACT INFORMATION: SONDR A BIENVENU
P O BOX 4453
HOUSTON TX 772104453

PHONE: 7132412258

OWNER NAME: EQUILON ENTERPRISES LLC
OWNER TYPE: P-PRIVATE
OPERATOR:
OPERATOR TYPE:
MAILING ADDRESS: P O BOX 4453
HOUSTON, TX 772104453

UNIVERSE INFORMATION:

RECEIVED DATE: 04/08/1998

SUBJECT TO CORRECTIVE ACTION (SUBJCA)

SUBJCA: N - NO
SUBJCA TSD 3004: N - NO
SUBJCA NON TSD: N - NO
SIGNIFICANT NON-COMPLIANCE(SNC): N - NO
BEGINNING OF THE YEAR SNC:
PERMIT WORKLOAD: ----
CLOSURE WORKLOAD: ----
POST CLOSURE WORKLOAD: ----
PERMITTING /CLOSURE/POST-CLOSURE PROGRESS: ----
CORRECTIVE ACTION WORKLOAD: N - NO
GENERATOR STATUS: SQG - SMALL QUANTITY GENERATOR: GENERATES 100 - 1000 KG/MONTH OF HAZARDOUS WASTE

INSTITUTIONAL CONTROL: N-NOENGINEERING CONTROL: N
HUMAN EXPOSURE: N-NOGW CONTROLS: N- NO
LAND TYPE: P-PRIVATE SHORT TERM GEN: N
TRANS FACILITY: NREC WASTE FROM OFF SITE: N

IMPORTER ACTIVITY: N - NOMIXED WASTE GEN: N - NO
TRANS ACTIVITY: N - NOTSD ACTIVITY: N - NO
RECYCLER ACTIVITY: N - NOONSITE BURNER EXEMPT: N - NO
FURNACE EXEMPTION: N - NOUNDER INJECT ACTIVITY: N - NO
REC WASTE FROM OFF SITE: N - NOUNIV WASTE DEST FAC: N
USED OIL TRANS: N - NOUSED OIL PROCESSOR: N - NO
USED OIL REFINER: N - NOUSED OIL FUEL BURNER: N - NO
UO FUEL MARKETER TO BURNER: NUSED OIL SPEC MARKETER: N - NO

NAIC INFORMATION

- Continued on next page -

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

RCRAGN

SEARCH ID: 2 DIST/DIR: 0.11 NE ELEVATION: 16 MAP ID: 4

NAME:	SHELL OIL CO	REV:	1/10/12
ADDRESS:	18976 BROOKHURST FOUNTAIN VALLEY CA 92708 ORANGE	ID1:	CAD981446651
CONTACT:		ID2:	
SOURCE:	EPA	STATUS:	SGN
		PHONE:	

- GASOLINE STATIONS

ENFORCEMENT INFORMATION:

VIOLATION INFORMATION:

HAZARDOUS WASTE INFORMATION:

D001 - IGNITABLE WASTE

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID: 9 DIST/DIR: 0.11 NE ELEVATION: 16 MAP ID: 4

NAME: SHELL (135391)
ADDRESS: 18976 BROOKHURST ST
FOUNTAIN VALLEY CA
ORANGE

REV: 07/01/2008
ID1: TISID4ORCO247
ID2:
STATUS: NOT REPORTED
PHONE:

CONTACT:
SOURCE: ORANGE CO DEH

ORANGE COUNTY UNDERGROUND STORAGE TANKS LIST INFORMATION

According to the Orange County Health Department's Custodian of Records Office the following information is current as of 11/04/08

Facility ID Number (where provided by agency):

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

UST

SEARCH ID: 10 DIST/DIR: 0.11 NE ELEVATION: 16 MAP ID: 4

NAME: SHELL (3835-0710) REV: 01/01/94
ADDRESS: 18976 BROOKHURST ID1: TISID-STATE33022
FOUNTAIN VALLEY CA 92708 ID2:
ORANGE STATUS: ACTIVE
CONTACT: PHONE:
SOURCE:

UST HISTORICAL DATA

This site was listed in the FIDS Zip Code List as a UST site. The Office of Hazardous Data Management produced the FIDS list. The FIDS list is an index of names & locations of sites recorded in various California State environmental agency databases. It is sorted by zip code and as an index, details regarding the sites were never included.

The UST information included in FIDS as provided by the Office of Hazardous Data Management was originally collected from the SWEEPS database. The SWEEPS database recorded Underground Storage Tanks and was maintained by the State Water Resources Control Board (SWRCB). That agency no longer maintains the SWEEPS database and last updated it in 1994. The last release of that 1994 database was in 1997.

Oversight of Underground Storage Tanks within California is now conducted by Certified Unified Program Agencies referred to as CUPA s. There are approximately 102 CUPA s and Local Oversight Programs (LOP s) in the State of California. Most are city or county government agencies. As of 1998, all sites or facilities with underground storage tanks were required by Federal mandate to obtain certification by designated UST oversight agencies (in this case, CUPA s) that the UST/s at their location were upgraded or removed in adherence with the 1998 RCRA standards.

Information from the FIDS/SWEEPS lists were included in this report search to help identify where underground storage tanks may have existed that were not recorded in CUPA databases or lists collected by us. This may occur if a tank was removed prior to development of recent CUPA UST lists or never registered with a CUPA.

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 16 **DIST/DIR:** 0.11 NE **ELEVATION:** 16 **MAP ID:** 4

NAME: SHELL OIL	REV: 04/01/12
ADDRESS: 18976 BROOKHURST	ID1: T0605900265
FOUNTAIN VALLEY CA 92708	ID2:
ORANGE	STATUS: OPEN - SITE ASSESSMENT
CONTACT:	PHONE:
SOURCE: CA SWRCB	

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: ORANGE COUNTY LOP
REGIONAL BOARD CASE NUMBER: 083000339T
LOCAL AGENCY: ORANGE COUNTY LOP
LOCAL CASE NUMBER: 86UT033

CASE TYPE: LUST Cleanup Site
POTENTIAL CONTAMINANTS OF CONCERN: Gasoline
POTENTIAL MEDIA AFFECTED: Other Groundwater (uses other than drinking water)
STATUS: Open - Site Assessment
STATUS DATE: 1987-04-13 00:00:00

SITE HISTORY (blank if not reported): Please refer to recent Site Documents or Monitoring Reports in GeoTracker for site history. Orange County is not responsible for the accuracy of any professional interpretations provided in reports submitted by consultants for the responsible party.

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2010-11-17 00:00:00
ACTION (blank if not reported): File review

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2011-01-11 00:00:00
ACTION (blank if not reported): File review

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2011-02-15 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2011-05-20 00:00:00
ACTION (blank if not reported): File review

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2010-07-20 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2010-11-17 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2009-07-13 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2006-09-05 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-05-22 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 1986-04-14 00:00:00
ACTION (blank if not reported): Notice of Responsibility

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-09-17 00:00:00
ACTION (blank if not reported): Staff Letter

ACTION TYPE (blank if not reported): ENFORCEMENT
DATE (blank if not reported): 2007-01-29 00:00:00
ACTION (blank if not reported): Staff Letter

- Continued on next page -

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 16	DIST/DIR: 0.11 NE	ELEVATION: 16	MAP ID: 4
----------------------	--------------------------	----------------------	------------------

NAME: SHELL OIL	REV: 04/01/12
ADDRESS: 18976 BROOKHURST FOUNTAIN VALLEY CA 92708 ORANGE	ID1: T0605900265
CONTACT:	ID2:
SOURCE: CA SWRCB	STATUS: OPEN - SITE ASSESSMENT
	PHONE:

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Discovery

ACTION TYPE (blank if not reported): Other
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Leak Reported

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Excavation

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Excavation

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Pump & Treat (P&T) Groundwater

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Free Product Removal

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Pump & Treat (P&T) Groundwater

ACTION TYPE (blank if not reported): REMEDIATION
DATE (blank if not reported): 1950-01-01 00:00:00
ACTION (blank if not reported): Pump & Treat (P&T) Groundwater

ACTION TYPE (blank if not reported): RESPONSE
DATE (blank if not reported): 1986-07-14 00:00:00
ACTION (blank if not reported): Preliminary Site Assessment Workplan

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

LUST

SEARCH ID: 13 **DIST/DIR:** 0.45 SE **ELEVATION:** 16 **MAP ID:** 5

NAME: HUNTINGTON BEACH USD	REV: 07/11/02
ADDRESS: 10251 YORKTOWN AVE	ID1: 083003215T
HUNTINGTON BEACH CA 92646	ID2:
ORANGE	STATUS: PRELIM. SITE ASSES. WKPLN SUBM
CONTACT:	PHONE:
SOURCE: CA SWRCB	

RELEASE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
Please note that some data previously provided by the State Water Resources Control Board in the LUSTIS database is not currently being provided by the agency in the most recent edition. Incidents that occurred dating after the year 2000 may not have much information. Field headers with blank information following after should be interpreted as unreported by the agency.

LEAD AGENCY: LOCAL AGENCY
REGIONAL BOARD: SANTA ANA REGION
LOCAL CASE NUMBER: 98UT044
RESPONSIBLE PARTY: HUNTINGTON BEACH USD
ADDRESS OF RESPONSIBLE PARTY: 10251 YORKTOWN AVENUE, HUNTINGTON BEACH, CA 92646
SITE OPERATOR:
WATER SYSTEM: CITY OF HUNTINGTON BEACH

CASE NUMBER: 083003215T
CASE TYPE: SOIL ONLY
SUBSTANCE LEAKED: GASOLINE
SUBSTANCE QUANTITY:
LEAK CAUSE:
LEAK SOURCE:
HOW LEAK WAS DISCOVERED:
DATE DISCOVERED (blank if not reported): 7/7/98
HOW LEAK WAS STOPPED:
STOP DATE (blank if not reported):
STATUS: PRELIM. SITE ASSES. WKPLN SUBMITTED
ABATEMENT METHOD (please note that not all code translations have been provided by the reporting agency):
ENFORCEMENT TYPE (please note that not all code translations have been provided by the reporting agency):
DATE OF ENFORCEMENT (blank if not reported):

ENTER DATE (blank if not reported): 9/11/98
REVIEW DATE (blank if not reported): 9/11/98
DATE OF LEAK CONFIRMATION (blank if not reported):
DATE PRELIMINARY SITE ASSESSMENT PLAN WAS SUBMITTED (blank if not reported): 11/13/98
DATE PRELIMINARY SITE ASSESSMENT PLAN BEGAN (blank if not reported):
DATE POLLUTION CHARACTERIZATION PLAN BEGAN (blank if not reported):
DATE REMEDIATION PLAN WAS SUBMITTED (blank if not reported):
DATE REMEDIAL ACTION UNDERWAY (blank if not reported):
DATE POST REMEDIAL ACTION MONITORING BEGAN (blank if not reported):
DATE CLOSURE LETTER ISSUED (SITE CLOSED) (blank if not reported):
REPORT DATE (blank if not reported): 7/9/98

MTBE DATA FROM THE CALIFORNIA STATE WATER RESOURCES CONTROL BOARD LUSTIS DATABASE
MTBE DATE(Date of historical maximum MTBE concentration):
MTBE GROUNDWATER CONCENTRATION:
MTBE SOIL CONCENTRATION:
MTBE CNTS: 0
MTBE FUEL: 1
MTBE TESTED: SITE NOT TESTED FOR MTBE. INCLUDES UNKNOWN AND NOT ANALYZED
MTBE CLASS: *

Environmental FirstSearch Site Detail Report

Target Property: BROOKHURST ST
HUNTINGTON BEACH, CA 92646

JOB: 12-3555

STATE

SEARCH ID: 4 DIST/DIR: 0.94 SE ELEVATION: 12 MAP ID: 6

NAME:	BEST CLEANERS	REV:	02/08/12
ADDRESS:	10109 ADAMS AVE	ID1:	CAL30720018
	HUNTINGTON BEACH CA 92646	ID2:	EVALUATION
	ORANGE	STATUS:	REFER: 1248 LOCAL AGENCY
CONTACT:		PHONE:	
SOURCE:	CA DTSC		

GENERAL SITE INFORMATION

Site Type: Evaluation
Status: Refer: 1248 Local Agency
Status Date: 2001-08-08 00:00:00
NPL Site: NO
Funding: Not Applicable
Regulatory Agencies Involved: NONE SPECIFIED
Lead Agency: NONE SPECIFIED
Project Manager:
Supervisor: Referred - Not Assigned
Branch: Cleanup Cypress
Acres:
Assessor's Parcel Number: NONE SPECIFIED
Past Uses: NONE SPECIFIED
Potential Contaminants: NONE SPECIFIED
Confirmed Contaminants: NONE SPECIFIED
Potential Media Affected: NONE SPECIFIED
Restricted Use: NO
Site Management Required: NONE SPECIFIED
Special Programs Associated with this Site:

OTHER SITE NAMES (blank below = not reported by agency)
30720018

Environmental FirstSearch Descriptions

NPL: EPA NATIONAL PRIORITY LIST - The National Priorities List is a list of the worst hazardous waste sites that have been identified by Superfund. Sites are only put on the list after they have been scored using the Hazard Ranking System (HRS), and have been subjected to public comment. Any site on the NPL is eligible for cleanup using Superfund Trust money. A Superfund site is any land in the United States that has been contaminated by hazardous waste and identified by the Environmental Protection Agency (EPA) as a candidate for cleanup because it poses a risk to human health and/or the environment. FINAL - Currently on the Final NPL PROPOSED - Proposed for NPL

NPL DELISTED: EPA NATIONAL PRIORITY LIST Subset - Database of delisted NPL sites. 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. DELISTED - Deleted from the Final NPL

CERCLIS: EPA COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM (CERCLIS)- CERCLIS is a database of potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. It contains sites that are either proposed to be or are on the National Priorities List (NPL) as well as sites that are in the screening and assessment phase for possible inclusion on the NPL. PART OF NPL- Site is part of NPL site DELETED - Deleted from the Final NPL FINAL - Currently on the Final NPL NOT PROPOSED - Not on the NPL NOT VALID - Not Valid Site or Incident PROPOSED - Proposed for NPL REMOVED - Removed from Proposed NPL SCAN PLAN - Pre-proposal Site WITHDRAWN - Withdrawn

NFRAP: EPA COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM ARCHIVED SITES - database of Archive designated CERCLA sites that, to the best of EPA's knowledge, assessment has been completed and has determined no further steps will be taken to list this site on the National Priorities List (NPL). 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. NFRAP - No Further Remedial Action Plan P - Site is part of NPL site D - Deleted from the Final NPL F - Currently on the Final NPL N - Not on the NPL O - Not Valid Site or Incident P - Proposed for NPL R - Removed from Proposed NPL S - Pre-proposal Site W - Withdrawn

RCRA COR ACT: EPA RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984. RCRAInfo facilities that have reported violations and subject to corrective actions.

RCRA TSD: EPA RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM TREATMENT, STORAGE, and DISPOSAL FACILITIES. - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984. Facilities that treat, store, dispose, or incinerate hazardous waste.

RCRA GEN: EPA/MA DEP/CT DEP RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM

GENERATORS - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984. Facilities that generate or transport hazardous waste or meet other RCRA requirements. LGN - Large Quantity Generators SGN - Small Quantity Generators VGN - Conditionally Exempt Generator. Included are RAATS (RCRA Administrative Action Tracking System) and CMEL (Compliance Monitoring & Enforcement List) facilities. CONNECTICUT HAZARDOUS WASTE MANIFEST - Database of all shipments of hazardous waste within, into or from Connecticut. The data includes date of shipment, transporter and TSD info, and material shipped and quantity. This data is appended to the details of existing generator records. MASSACHUSETTES HAZARDOUS WASTE GENERATOR - database of generators that are regulated under the MA DEP. VQN-MA = generates less than 220 pounds or 27 gallons per month of hazardous waste or waste oil. SQN-MA = generates 220 to 2,200 pounds or 27 to 270 gallons per month of waste oil. LQG-MA = generates greater than 2,200 lbs of hazardous waste or waste oil per month.

RCRA NLR: EPA RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984. not currently classified by the EPA but are still included in the RCRAInfo database. Reasons for non classification: Failure to report in a timely matter. No longer in business. No longer in business at the listed address. No longer generating hazardous waste materials in quantities which require reporting.

Fed Brownfield: EPA BROWNFIELD MANAGEMENT SYSTEM (BMS) - database designed to assist EPA in collecting, tracking, and updating information, as well as reporting on the major activities and accomplishments of the various Brownfield grant Programs. CLEANUPS IN MY COMMUNITY (subset) - Sites, facilities and properties that have been contaminated by hazardous materials and are being, or have been, cleaned up under EPA's brownfield's program.

ERNS: EPA/NRC EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS) - Database of incidents reported to the National Response Center. These incidents include chemical spills, accidents involving chemicals (such as fires or explosions), oil spills, transportation accidents that involve oil or chemicals, releases of radioactive materials, sightings of oil sheens on bodies of water, terrorist incidents involving chemicals, incidents where illegally dumped chemicals have been found, and drills intended to prepare responders to handle these kinds of incidents. Data since January 2001 has been received from the National Response System database as the EPA no longer maintains this data.

Tribal Lands: DOI/BIA INDIAN LANDS OF THE UNITED STATES - Database of areas with boundaries established by treaty, statute, and (or) executive or court order, recognized by the Federal Government as territory in which American Indian tribes have primary governmental authority. The Indian Lands of the United States map layer shows areas of 640 acres or more, administered by the Bureau of Indian Affairs. Included are Federally-administered lands within a reservation which may or may not be considered part of the reservation. BUREAU OF INDIAN AFFIARS CONTACT - Regional contact information for the Bureau of Indian Affairs offices.

State/Tribal Sites: CA EPA SMBRPD / CAL SITES- The California Department of Toxic Substances Control (DTSC) has developed an electronic database system called Envirostor with information about sites that are known to be contaminated with hazardous substances as well as information on uncharacterized properties where further studies may reveal problems. The Site Mitigation and Brownfields Reuse Program Database (SMBRPD), formerly known as CalSites, is

used primarily by DTSC's staff as an informational tool to evaluate and track activities at properties that may have been affected by the release of hazardous substances. The SMBRPD displays information in six categories, two of which are found in ST. The categories listed under ST are: 1. State Response Sites. 2. School Property Evaluation Program Properties (SCH) Please Note: Our reports list the above sites as DB Type (STATE). Other categories found in the SMBRPD are listed in our reports in the DB Types OT and VC. Each Category contains information on properties based upon the type of work taking place at the site. State Response Sites contains only known and potential hazardous substance release sites considered as posing the greatest threat to the public. School sites included in ST will be found within the SMBRPD's School Property Evaluation Program. CORTESE LIST-Pursuant to Government Code Section 65962.5, the Hazardous Waste and Substances Sites List has been compiled by Cal/EPA, Hazardous Materials Data Management Program to provide information about the location of hazardous materials release sites. Cortese List sites that fall under DTSC's guidelines for State Response sites are included in our reports in the ST category as are qualifying sites from the Annual Work Plan (formerly Bond Expenditure Plan) and the historic ASPIS databases.

State Spills 90: CA EPA SLIC REGIONS 1 - 9- The California Regional Water Quality Control Boards maintain report of sites that have records of spills, leaks, investigation, and cleanups.

State/Tribal SWL: CA IWMB/SWRCB/COUNTY SWIS SOLID WASTE INFORMATION SYSTEM-The California Integrated Waste Management Board maintains a database on solid waste facilities, operations, and disposal sites throughout the state of California. The types of facilities found in this database include landfills, transfer stations, material recovery facilities, composting sites, transformation facilities, waste tire sites, and closed disposal sites. For more information on individual sites call the number listed in the source field.. Please Note: This database contains poor site location information for many sites in our reports; therefore, it may not be possible to locate or plot some sites in our reports. WMUDS-The State Water Resources Control Board maintained the Waste Management Unit Database System (WMUDS). It is no longer updated. It tracked management units for several regulatory programs related to waste management and its potential impact on groundwater. Two of these programs (SWAT & TPCA) are no longer on-going regulatory programs as described below. Chapter 15 (SC15) is still an on-going regulatory program and information is updated periodically but not to the WMUDS database. The WMUDS System contains information from the following agency databases: Facility, Waste Management Unit (WMU), Waste Discharger System (WDS), SWAT, Chapter 15, TPCA, RCRA, Inspections, Violations, and Enforcement's. Note: This database contains poor site location information for many sites in our reports; therefore, it may not be possible to locate or plot some sites in reports. ORANGE COUNTY LANDFILLS LIST- A list maintained by the Orange County Health Department.

State/Tribal LUST: CA SWRCB/COUNTY LUSTIS- The State Water Resources Control Board maintains a database of sites with confirmed or unconfirmed leaking underground storage tanks. Information for this database is collected from the states regional boards quarterly and integrated with this database. SAN DIEGO COUNTY LEAKING TANKS- The San Diego County Department of Environmental Health maintains a database of sites with confirmed or unconfirmed leaking underground storage tanks within its HE17/58 database. For more information on a specific file call the HazMat Duty Specialist at phone number listed in the source information field.

State/Tribal UST/AST: CA EPA/COUNTY/CITY ABOVEGROUND STORAGE TANKS LISTING-The Above Ground Petroleum Storage Act became State Law effective January 1, 1990. In general, the law requires owners or operators of AST's with petroleum products to file a storage statement and pay a fee by July 1, 1990 and every two years thereafter, take specific action to prevent spills, and in certain instances implement a groundwater monitoring program. This law does not apply to that portion of a tank facility associated with the production oil and regulated by the State Division of Oil and Gas of the Dept. of Conservation. SWEEPS / FIDS STATE REGISTERED UNDEGROUND STORAGE TANKS- Until 1994 the State Water Resources Control Board maintained a database of registered underground storage tanks statewide referred to as the SWEEPS System. The SWEEPS UST information was integrated with the CAL EPA's Facility Index System database (FIDS) which is a master index of information from numerous California agency environmental databases. That was last updated in 1994. We have included the UST information from the FIDS database in our reports for historical

purposes to help our clients identify where tanks may possibly have existed. For more information on specific sites from individual paper files archived at the State Water Resources Control Board call the number listed with the source information. INDIAN LANDS UNDERGROUND STORAGE TANKS LIST- A listing of underground storage tanks currently on Indian Lands under federal jurisdiction. California Indian Land USTs are administered by US EPA Region 9. CUPA DATABASES & SOURCES- Definition of a CUPA: A Certified Unified Program Agency (CUPA) is a local agency that has been certified by the CAL EPA to implement six state environmental programs within the local agency's jurisdiction. These can be a county, city, or JPA (Joint Powers Authority). This program was established under the amendments to the California Health and Safety Code made by SB 1082 in 1994. A Participating Agency (PA) is a local agency that has been designated by the local CUPA to administer one or more Unified Programs within their jurisdiction on behalf of the CUPA. A Designated Agency (DA) is an agency that has not been certified by the CUPA but is the responsible local agency that would implement the six unified programs until they are certified. Please Note: We collect and maintain information regarding Underground Storage Tanks from the majority of the CUPAS and Participating Agencies in the State of California. These agencies typically do not maintain nor release such information on a uniform or consistent schedule; therefore, currency of the data may vary. Please look at the details on a specific site with a UST record in the First Search Report to determine the actual currency date of the record as provided by the relevant agency. Numerous efforts are made on a regular basis to obtain updated records.

State/Tribal IC: CA EPA DEED-RESTRICTED SITES LISTING- The California EPA's Department of Toxic Substances Control Board maintains a list of deed-restricted sites, properties where the DTSC has placed limits or requirements on the future use of the property due to varying levels of cleanup possible, practical or necessary at the site.

State/Tribal VCP: CA EPA SMBRPD / CAL SITES- The California Department of Toxic Substances Control (DTSC) has developed an electronic database system called Envirostor with information about sites that are known to be contaminated with hazardous substances as well as information on uncharacterized properties where further studies may reveal problems. The Site Mitigation and Brownfields Reuse Program Database (SMBRPD), formerly known as CalSites, is used primarily by DTSC's staff as an informational tool to evaluate and track activities at properties that may have been affected by the release of hazardous substances. The Voluntary Cleanup Program (VCP) category contains only those properties undergoing voluntary investigation and/or cleanup and which are listed in the Voluntary Cleanup Program. Please Note: Our reports list the above sites as DB Type VC.

TRIS: EPA TOXIC RELEASE INVENTORY SYSTEM (TRIS)- Database that contains information on toxic chemical releases and other waste management activities reported annually by certain covered industry groups as well as federal facilities. This inventory was established under the Emergency Planning and Community Right-to-Know Act of 1986 (EPCRA) and expanded by the Pollution Prevention Act of 1990.

State Permits: CA EPA/COUNTY SAN DIEGO COUNTY HE17 PERMITS- The HE17/58 database tracks establishments issued permits and the status of their permits in relation to compliance with federal, state, and local regulations that the County oversees. It tracks if a site is a hazardous waste generator, TSD, gas station, has underground tanks, violations, or unauthorized releases. For more information on a specific file call the HazMat Duty Specialist at the phone number listed in the source information field. SAN BERNARDINO COUNTY HAZARDOUS MATERIALS PERMITS- Handlers and Generators Permit Information Maintained by the Hazardous Materials Division.

State Other: CA EPA/COUNTY SMBRPD / CAL SITES- The California Department of Toxic Substances Control (DTSC) has developed an electronic database system called Envirostor with information about sites that are known to be contaminated with hazardous substances as well as information on uncharacterized properties where further studies may reveal problems. The Site Mitigation and Brownfields Reuse Program Database (SMBRPD), formerly known as CalSites, is used primarily by DTSC's staff as an informational tool to evaluate and track activities at properties that may have been affected by the release of hazardous substances. The SMBRPD displays information in six categories, two of which are found in ST. The categories listed under OT are: 1. Unconfirmed Properties Referred to Another Local or State Agency

(REF) 2. Properties where a No Further Action Determination has been made (NFA) Please Note: Our reports list the above sites as DB Type (OTHER). Other categories found in the SMBRPD are listed in our reports in the DB Types ST and VC.LA COUNTY SITE MITIGATION COMPLAINT CONTROL LOG- The County of Los Angeles Public Health Investigation Compliant Control Log. ORANGE COUNTY INDUSTRIAL SITE CLEANUPS- List maintained by the Orange County Environmental Health Agency. RIVERSIDE COUNTY WASTE GENERATORS-A list of facilities in Riverside County which generate hazardous waste. SACRAMENTO COUNTY MASTER HAZMAT LIST-Master list of facilities within Sacramento County with potentially hazardous materials. SACRAMENTO COUNTY TOXIC SITE CLEANUPS-A list of sites where unauthorized releases of potentially hazardous materials have occurred.

Federal IC / EC: EPA FEDERAL ENGINEERING AND INSTITUTIONAL CONTROLS- Superfund sites that have either an engineering or an institutional control. The data includes the control and the media contaminated. RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES (RCRA) -- RCRA site the have institutional controls.

State/Tribal HW: CA EPA DEPARTMENT OF TOXIC SUBSTANCES CONTROL HAZARDOUS WASTE MANIFEST INVENTORY-Records maintained by the CA DTSC of Hazardous Waste Manifests used to track and document the transport of hazardous waste from a generator's site to the site of its final disposition.

Environmental FirstSearch Database Sources

NPL: EPA Environmental Protection Agency

Updated quarterly

NPL DELISTED: EPA Environmental Protection Agency

Updated quarterly

CERCLIS: EPA Environmental Protection Agency

Updated quarterly

NFRAP: EPA Environmental Protection Agency.

Updated quarterly

RCRA COR ACT: EPA Environmental Protection Agency.

Updated quarterly

RCRA TSD: EPA Environmental Protection Agency.

Updated quarterly

RCRA GEN: EPA/MA DEP/CT DEP Environmental Protection Agency, Massachusetts Department of Environmental Protection, Connecticut Department of Environmental Protection

Updated quarterly

RCRA NLR: EPA Environmental Protection Agency

Updated quarterly

Fed Brownfield: EPA Environmental Protection Agency

Updated quarterly

ERNS: EPA/NRC Environmental Protection Agency National Response Center.

Updated annually

Tribal Lands: DOI/BIA United States Department of the Interior Bureau of Indian Affairs

Updated annually

State/Tribal Sites: CA EPA The CAL EPA, Depart. Of Toxic Substances Control Phone: (916) 323-3400 For Cortese List information contact The CAL EPA, Department of Toxic Substances Control at (916) 445-6532

Updated quarterly/when available

State Spills 90: CA EPA The California State Water Resources Control Board For phone number listings of departments within each region visit their web sites at: <http://www.swrcb.ca.gov/regions.html>

Updated when available

State/Tribal SWL: CA IWMB/SWRCB/COUNTY The California Integrated Waste Management Board
Phone:(916) 255-2331
The State Water Resources Control Board
Phone:(916) 227-4365
Orange County Health Department
Phone:(714) 834-3536

Updated quarterly/when available

State/Tribal LUST: CA SWRCB/COUNTY The California State Water Resources Control Board Phone:(916) 227-4416 San Diego County Department of Environmental Health Phone:(619) 338-2242

Updated quarterly/when available

State/Tribal UST/AST: CA EPA/COUNTY/CITY The State Water Resources Control Board
Phone:(916) 227-4364
CAL EPA Department of Toxic Substances Control
Phone:(916)227-4404
US EPA Region 9 Underground Storage Tank Program
Phone: (415) 972-3372

ALAMEDA COUNTY CUPAS:

- * County of Alameda Department of Environmental Health
- * Cities of Berkeley, Fremont, Hayward, Livermore / Pleasanton, Newark, Oakland, San Leandro, Union

ALPINE COUNTY CUPA:

- * Health Department (Only updated by agency sporadically)

AMADOR COUNTY CUPA:

- * County of Amador Environmental Health Department

BUTTE COUNTY CUPA

- * County of Butte Environmental Health Division (Only updated by agency biannually)

CALAVERAS COUNTY CUPA:

- * County of Calaveras Environmental Health Department

COLUSA COUNTY CUPA:

- * Environmental Health Dept.

CONTRA COSTA COUNTY CUPA:

- * Hazardous Materials Program

DEL NORTE COUNTY CUPA:

- * Department of Health and Social Services

EL DORADO COUNTY CUPAS:

- * County of El Dorado Environmental Health - Solid Waste Div (Only updated by agency annually)

* County of El Dorado EMD Tahoe Division (Only updated by agency annually)

FRESNO COUNTY CUPA:

* Haz. Mat and Solid Waste Programs

GLENN COUNTY CUPA:

* Air Pollution Control District

HUMBOLDT COUNTY CUPA:

* Environmental Health Division

IMPERIAL COUNTY CUPA:

* Department of Planning and Building

INYO COUNTY CUPA:

* Environmental Health Department

KERN COUNTY CUPA:

* County of Kern Environmental Health Department

* City of Bakersfield Fire Department

KINGS COUNTY CUPA:

* Environmental Health Services

LAKE COUNTY CUPA:

* Division of Environmental Health

LASSEN COUNTY CUPA:

* Department of Agriculture

LOS ANGELES COUNTY CUPAS:

* County of Los Angeles Fire Department CUPA Data as maintained by the Los Angeles County Department of Public Works

* County of Los Angeles Environmental Programs Division

* Cities of Burbank, El Segundo, Glendale, Long Beach/Signal Hill, Los Angeles, Pasadena, Santa Fe Springs, Santa Monica, Torrance, Vernon

MADERA COUNTY CUPA:

* Environmental Health Department

MARIN COUNTY CUPA:

* County of Marin Office of Waste Management

* City of San Rafael Fire Department

MARIPOSA COUNTY CUPA:

* Health Department

MENDOCINO COUNTY CUPA:

* Environmental Health Department

MERCED COUNTY CUPA:

* Division of Environmental Health

MODOC COUNTY CUPA:

* Department of Agriculture

MONO COUNTY CUPA:

* Health Department

MONTEREY COUNTY CUPA:

* Environmental Health Division

NAPA COUNTY CUPA:

* Hazardous Materials Section

NEVADA COUNTY CUPA:

* Environmental Health Department

ORANGE COUNTY CUPAS:

* County of Orange Environmental Health Department

* Cities of Anaheim, Fullerton, Orange, Santa Ana

* County of Orange Environmental Health Department

PLACER COUNTY CUPAS:

* County of Placer Division of Environmental Health Field Office

* Tahoe City

* City of Roseville Roseville Fire Department

PLUMAS COUNTY CUPA:

* Environmental Health Department

RIVERSIDE COUNTY CUPA:

* Environmental Health Department

SACRAMENTO COUNTY CUPA:

* County Environmental Mgmt Dept, Haz. Mat. Div.

SAN BENITO COUNTY CUPA:

* City of Hollister Environmental Service Department

SAN BERNARDINO COUNTY CUPAS:

* County of San Bernardino Fire Department, Haz. Mat. Div.

* City of Hesperia Hesperia Fire Prevention Department

* City of Victorville Victorville Fire Department

SAN DIEGO COUNTY CUPA:

* The San Diego County Dept. of Environmental Health HE 17/58

SAN FRANCISCO COUNTY CUPA:

* Department of Public Health

SAN JOAQUIN COUNTY CUPA:

* Environmental Health Division

SAN LUIS OBISPO COUNTY CUPAS:

* County of San Luis Obispo Environmental Health Division

* City of San Luis Obispo City Fire Department

SAN MATEO COUNTY CUPA:

* Environmental Health Department

SANTA BARBARA COUNTY CUPA:

* County Fire Dept Protective Services Division

SANTA CLARA COUNTY CUPAS:

* County of Santa Clara Hazardous Materials Compliance Division

* Santa Clara County Central Fire Protection District (Covers Campbell, Cupertino, Los Gatos, & Morgan Hill)

* Cities of Gilroy, Milpitas, Mountain View, Palo Alto, San Jose Fire, Santa Clara, Sunnyvale

SANTA CRUZ COUNTY CUPA:

* Environmental Health Department

SHASTA COUNTY CUPA:

* Environmental Health Department

SIERRA COUNTY CUPA:

* Health Department

SISKIYOU COUNTY CUPA:

* Environmental Health Department

SONOMA COUNTY CUPAS:

* County of Sonoma Department Of Environmental Health

* Cities of Healdsburg / Sebastopol, Petaluma, Santa Rosa

STANISLAUS COUNTY CUPA:

* Department of Environmental Resources Haz. Mat. Division

SUTTER COUNTY CUPA:

- * Department of Agriculture
- TEHAMA COUNTY CUPA:
- * Department of Environmental Health
- TRINITY COUNTY CUPA:
- * Department of Health
- TULARE COUNTY CUPA:
- * Environmental Health Department
- TUOLUMNE COUNTY CUPA:
- * Environmental Health
- VENTURA COUNTY CUPAS:
- * County of Ventura Environmental Health Division
- * Cities of Oxnard, Ventura
- YOLO COUNTY CUPA:
- * Environmental Health Department
- YUBA COUNTY CUPA:
- * Yuba County of Emergency Services

Updated quarterly/annually/when available

State/Tribal IC: CA EPA The California EPA Department of Toxic Substances Control. Phone: (916) 255-3745

Updated Updated quarterly/annually/when available

State/Tribal VCP: CA EPA The California EPA Department of Toxic Substances Control. Phone: (916) 255-3745

Updated Updated quarterly/annually/when available

TRIS: EPA Environmental Protection Agency.

Updated quarterly

State Permits: CA EPA/COUNTY The San Diego County Depart. Of Environmental Health Phone: (619) 338-2211 San Bernardino County Fire Department Phone: (909) 387-3080

Updated quarterly/when available

State Other: CA EPA/COUNTY The CAL EPA, Depart. Of Toxic Substances Control Phone: (916) 323-3400 The Los Angeles County Hazardous Materials Division Phone: (323) 890-7806 Orange County Environmental Health Agency Phone: (714) 834-3536 Riverside County Department of Environmental Health, Hazardous Materials Management Division Phone: (951) 358-5055 Sacramento County Environmental Management Department Phone: (916) 875-8550

Updated quarterly/when available

Federal IC / EC: EPA Environmental Protection Agency

Updated quarterly

State/Tribal HW: CA EPA CAL EPA, Department of Toxic Substances Control Phone: (916) 255-087

Updated annually/when available

Environmental FirstSearch
Street Name Report for Streets within .25 Mile(s) of Target Property

Target Property: BROOKHURST ST
 HUNTINGTON BEACH, CA 92646

JOB: 12-3555

Street Name	Dist/Dir	Street Name	Dist/Dir
Albacore Dr	0.23 NW		
Barkley St	0.1 NW		
BROOKHURST ST	0.00--		
Buckingham St	0.05 SW		
Connecting Road	0.09 SE		
Essex St	0.02 SW		
Garfield Ave	0.05 NE		
James River Cir	0.22 NW		
Kaimu Dr	0.19 NE		
Kamuela Dr	0.23 SE		
Kent St	0.02 SW		
Kipahulu Ln	0.19 SE		
Kukui Dr	0.14 SE		
Liverpool St	0.07 SW		
Maikai Dr	0.19 SE		
Moon River Cir	0.09 NW		
Mount Cimarron St	0.06 NW		
Mount Walton Cir	0.12 NW		
Mt Castile Cir	0.17 NW		
Niagara River Ave	0.24 NE		
Olana Ln	0.25 SE		
Oriole Ave	0.23 NE		
Persimmon St	0.23 NW		
Pua Dr	0.2 SE		
Rancho Huntington Mhp	0.25 SE		
San Felipe St	0.23 NE		
Shimizu River Cir	0.24 NW		
Stingray Ln	0.23 SW		
Stratford St	0.13 SW		
Sussex St	0.08 SW		
Swallow Ave	0.25 NE		
Teton Cir	0.25 NE		
Velardo Dr	0.25 SW		
White River Cir	0.16 NW		
Winchester St	0.17 SW		
Yorkshire St	0.04 NW		

APPENDIX E
STATEMENT OF QUALIFICATIONS
FOR HEI CORPORATION

Chris Hayden

From: Southwest Airlines [SouthwestAirlines@luv.southwest.com]
Sent: Friday, May 11, 2012 4:57 PM
To: HEICORP@CA.RR.COM
Subject: Southwest Airlines Confirmation-HAYDEN/CHRISTOPHER M-Confirmation: 43KMHF

You're all set for your trip!



My Account | View My Itinerary Online

Check In Online | Check Flight Status | Change Flight | Special Offers | Hotel Deals | Car Deals

Ready for takeoff!



Thanks for choosing Southwest for your trip! You'll find everything you need to know about your reservation below. Happy travels!

AIR Itinerary

AIR Confirmation: 43KMHF Confirmation Date: 05/11/2012

Table with columns: Passenger(s), Rapid Rewards #, Ticket #, Expiration, Est. Points Earned. Row: HAYDENCHRISTOPHER M, 00000187515591, 5262440268746, May 11, 20133541

Rapid Rewards points earned are only estimates. Visit your (MySouthwest, Southwest.com or Rapid Rewards) account for the most accurate totals - including A-List & A-List Preferred bonus points.

Table with columns: Date, Flight, Departure/Arrival. Row 1: Wed May 16 2447 Depart ORANGE COUNTY CA (SNA) on Southwest Airlines at 06:45 AM. Row 2: Wed May 16 473 Depart PHOENIX AZ (PHX) on Southwest Airlines at 4:45 PM.

Air Cost: 375.60

Carry-on Items: 1 Bag + small personal item are free see full details. Checked Items: First and second bags are free, size and weight limits apply.

Fare Rule(s): 5262440268746: NONTRANSFERABLE. Valid only on Southwest Airlines. All travel involving funds from this Confirmation Number must be completed by the expiration date.

SNA WN PHX164.65YL WN SNA164.65YL 329.30 END ZPSNAPHX XFSNA4.5PHX4.5 AY5.00\$SNA2.50 PHX2.50

IMPORTANT INFORMATION REGARDING YOUR TRIP

This itinerary is operated by Southwest.

What you need to know to travel:

- Don't forget to check in for your flights 24 hours before your trip on southwest.com or your mobile device.
Southwest Airlines does not have assigned seats, so you can choose your seat when you board the plane.
Get more information about the Southwest Travel Experience

Important Check-In Reminder

Be sure to arrive at the departure gate with your boarding pass at least 10 minutes before your scheduled departure time. Otherwise, your reserved space may be cancelled and you won't be eligible for denied booking compensation.

AVIS UP TO 30% OFF Plus, earn up to 1,800 Rapid Rewards points!

EARLY BIRD CHECK-IN Let us take care of Check-in for you \$10

Find a Hotel See ratings, photos and rates for over 40,000 hotels. Book a Hotel

Rent Some Wheels Explore your destination on the perfect set of wheels. Rent a Car

HEI CORPORATION

HEI Corporation or Hayden Environmental was established in 1992 to respond to a need that exists in the environmental industry. There were many outstanding "full service" environmental firms in Southern California. Very few, however, specialized in performing Phase I Environmental Site Assessments (ESA's). For many firms, the ESA was and is approached as a way of positioning themselves to get any additional work recommended therein. This had led many to recognize the inherent conflict of interest that this represents. Hayden Environmental eliminates this potential conflict in that no other environmental services are offered.

Hayden Environmental recognizes the importance of an ESA. The company was formed with the expressed purpose of providing the best, most complete, most thoroughly researched report available. At Hayden Environmental, our fees are always competitive. Also, because we are not in the business of conducting Site Investigations (phase II's) there is no undue incentive to recommend them.

Our assessments are grounded in a solid understanding of the primary function of an ESA. Liability for environmental contamination can be expensive and time consuming in the extreme. While there is no guarantee that it will, an ESA is designed to allow a party coming into possession of real property, either as a tenant, buyer or lender forced to foreclose, to avail themselves of the "innocent landowner" defense. ESA's can also be a very valuable tool for an owner or tenant to establish a baseline condition of a property proper to the commencement of a lease.

Hayden Environmental has researched the law and has a complete understanding of the appropriate inquiry needed to utilize this defense. Additionally, Hayden Environmental adheres to the standards for environmental assessments promulgated by the ASTM Designation E 1527-05.

All Hayden Environmental Phase I assessments will include these five basic components:

- Subject property inspection and surrounding property observation
- Federal and state environmental database review
- County and /or local government record review
- Historical use (aerial photograph, fire insurance maps, etc.) review
- Interview with the current and former owners and occupants of the subject property

Hayden Environmental is fully insured, with policy coverage of \$2,000,000 for Professional Liability and \$1,000,000 for General Liability.

CHRISTOPHER M. HAYDEN

Chris Hayden, REA, has been in the environmental field since 1991. He began with a large multinational firm as the regional sales and marketing representative for Western U.S. He dealt primarily with firms in the energy, mining and real estate development fields. Seeking to broaden his "hands on" experience, he began working with a local firm in 1992. While there, he had the opportunity to work on a variety of projects, including environmental site assessments and site investigations. Seeing the need for a firm that specialized in conducting reliable, thorough and reasonably priced environmental site assessments while avoiding potential conflicts of interest, he formed Hayden Environmental in 1992. In 1993, Hayden earned the designation of Registered Environmental Assessor (REA) from the California Environmental Protection Agency.

Mr. Hayden also serves on the ASTM E50 Committee which reviews, revises and enforces the standards for environmental assessments currently promulgated by the ASTM Designation E. 1527-05.

Prior to 1991 Hayden had been in the real estate industry for twelve years. He last worked as an industrial real estate broker with Grubb & Ellis in Newport Beach, CA.

Hayden has a Bachelors of Arts in Biology from Humboldt State University in Arcata, California. He has taken several classes in the Environmental Site Investigation and Remediation Certificated program at the University of California at Irvine.

ENVIRONMENTAL COURSES/SEMINARS COMPLETED

40 Hour HazMat Health and Safety Training

ASTM Standards Technology Training in Phase I Site Assessments for Environmental Professionals

Principles of Hazardous Materials Management

Regulatory Framework of Hazardous and Toxic Substances

Groundwater Hydrology: Monitoring, Protection and Clean-up

The Site Investigation and Remedial Feasibility Process

The Site Remediation Process for Hazardous Substance Impacts

Environmental Aspects of Soils Engineering and Geology

Innovative Soils Gas Monitoring and Remediation Applications

A Partial List of Clients Includes:

CLIENT	CLIENT
Commerce National Bank	First California Bank
Bank of America	Comerica Bank
Bank of Internet/Apartmentbank	U. S. Trust Co.
Orange County Business Bank	FDIC as Receiver for 1st Centennial Bank
First Security Bank	Bank of Orange County
Pacific Enterprise Bank	PFF Bank & Trust
Community Bank	Southland EDC
American Security Bank	Wells Fargo
California Bank & Trust	Investment Building Group (IBG)
Farmers & Merchants Trust	Messenger Investment Company
Spectrum Commercial Lending	The Koll Company
City National Bank	Steadfast Companies
Palm Desert National Bank	Shaw Properties
1st Capital Bank	Rexco Real Estate Development
California Statewide CDC	Cardinal Development Company
First American Bank	Lord Constructors
Hamni Bank	Caribou Industries
First Foundation Bank	Western National Realty Advisors
Sun Country Bank	Sares-Regis Group
Union Bank of California	Gilmore Associates
Bank of China	Aardex Corporation
Foothill Independent Bank	Arlen Capital
Dynex Financial, Inc.	Martin Building Company
Silvergate Bank	NPL Construction Co.
Finova Corporation	Carmenita Investment Properties
ARCS Commercial Mortgage	The Davidson Group
GE Financial Corporation	National Golf Properties
Sanwa Bank	Nextel Communications
BBVA Compass	Coca Cola Enterprises
First Union Small Business Capital	General Telephone Company
California Republic Bank	Intuit
Bank One	Rockwell International
Sun Life of America	Pacific Sales
Kansas City Life Insurance	University of Southern California
City of Los Angeles CRA	Pepperdine University

REFERENCES

Lender

Ms. Nancy Russell
Vice President
Commerce National Bank
4040 MacArthur Blvd., Suite 100
Newport beach, CA 92660
T.: 949/474-1020
E.: nrussell@commercenatbank.com

Mr. Glenn P. Cheshire
Vice President
Orange County Business Bank
4675 MacArthur Court, Suite 200
Newport Beach, CA 92660
T.: 949/221-0001
E.: gcheshire@ocbusinessbank.com

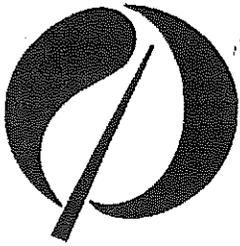
Real Estate Developer

Mr. Robert Murray
President
Steadfast Commercial Properties
1800 Von Karman Avenue, Suite 500
Irvine, CA 92612
T.: 949/852-0700
E.: bmurray@steadfastcompanies.com

Real Estate Broker

Mr. Tim Hawke
President
Strata Realty
2433 Pomona Rincon Road
Corona, CA 92880
T.: 951/280-1733
E.: thawke@stratarealty.com

Mr. Michael Halliday
Del Mar Commercial Real Estate Services
10300 Fourth St., Suite 100
Rancho Cucamonga, CA 91730
T.: 909/945-4596
W.: www.mikehal@delmar1.com



State of California
California Environmental Protection Agency
Office of Environmental Health Hazard Assessment

Christopher M. Hayden

has fulfilled the requirements for registration as a
Registered Environmental Assessor I (REA I)

Date Registered: October 1993

Registration Number: REA I -- 05259

Joan E. Denton, Ph.D.

Joan E. Denton, Ph.D.
Director

Office of Environmental Health Hazard Assessment