# Phase I Environmental Site Assessment Report for Selected Parcels along Upper Llagas Creek Reach 8 Morgan Hill, California

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# Phase I Environmental Site Assessment Report

for

# Selected Parcels along Upper Llagas Creek Reach 8 Morgan Hill, California

# **Prepared For:**

Santa Clara Valley Water District Hydraulic Engineering Unit 5750 Almaden Expressway San Jose, CA 95118-3686

# Prepared By:

PIERS Environmental Services, Inc. 1330 S. Bascom Avenue, Suite F San Jose, CA 95128

# <u>April 2003</u>



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April 21, 2003

RE:

Santa Clara Valley Water District Hydraulic Engineering Unit 5750 Almaden Expressway San Jose, CA 95118-3686 Attn: Mr. Uday Mandlekar

## Phase I Environmental Site Assessment Selected Parcels Along Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

Dear Mr. Mandlekar:

PIERS Environmental Services, Inc. is pleased to provide you with the attached Phase I Environmental Site Assessment for the above referenced parcels. The scope of work performed for this project is detailed in our Agreement No. A2560A.

We wish to point out some discrepancies that were found during the field work for the project. The property profiles listed APN 767-08-035 as 35 W. Dunne Avenue; however, during the site visit, the house owner indicated that the address was 25 W. Dunne Ave. The project manager noted that the adjacent parcel consisting of a barn and shed appeared to be next to the house at 25 W. Dunne, which may be the adjacent parcel, therefore the parcel consisting of the barn and shed is listed as 35 W. Dunne Ave. in this report. Also, in the property profiles, both APN 767-07-060 and 767-07-061 were listed as 46 W. Second Street; however, in the field, the parcel with APN 767-07-060 has the address of 50 W. Second Street, and is listed as such in this report.

If you have any questions regarding this report, please do not hesitate to contact our office. It has been a pleasure working with you on this project and we look forward to working with the Santa Clara Valley Water District again in the near future.

# Sincerely,

**PIERS Environmental Services, Inc.** 



Joel G. Greger, CEG # EG1633, REA # 07079 Senior Project Manager

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Kay Pannell, Chief Operations Officer PIERS Environmental Services, Inc. REP # 05800

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## 1.0 EXECUTIVE SUMMARY

### 1.1 SUMMARY OF FINDINGS

• PIERS Environmental Services Inc. (PIERS) was retained by the Santa Clara Valley Water District (District), under Agreement A2560A, to perform a Hazardous Substance Liability Assessment (HSLA), or a Phase I Environmental Site Assessment in accordance with ASTM Standard E1527-00 Standard Practice for Phase I Environmental Site Assessments (Phase I) at the below listed parcels within Llagas Creek Reach 8. The purpose of the site assessment is to protect the District from the financial liability and legal responsibility for the cleanup of contaminated parcels acquired by the District, and to protect construction crews from potential exposure to hazardous materials during any flood control construction projects.

REACH 8 - MORGAN HILL				
ADDRESS	PARCEL NO.	PARCEL SIZE	IMPROVEMENTS/ CURRENT USE	FIG. NO.
35 W. Dunne Ave.	767-08-035	17, 424 sq. ft.	Barn and shed	2
30 W. 5 <sup>th</sup> Street	767-08-029	11,800 sq. ft.	Single family residence, shed	2
15 W. 5 <sup>th</sup> Street	767-08-018	11,200 sq. ft.	Several residential units, office	2
17105 Monterey St.	767-08-017	10,018 sq. ft.	Insurance Agency	2
17145 Monterey St.	767-08-016	9,583 sq. ft.	Vacant	2
17175-17195 Monterey	767-08-015, 767-08-014	4,791 sq. ft. (church)	Church, Sunday school, 2 office	
17205 Monterey St.	767-08-006	6,000 sq. ft.	Residence	
17245 Monterey St.	767-08-045	8,000 sq. ft.	Ceramics shop	3
17265 Monterey St.	767-08-044	10,000 sq. ft.	Int. Design, ceramics shop 3 & apartment	
65 W. 3 <sup>rd</sup> Street	767-07-065		Vacant	3
60 W. 2 <sup>nd</sup> Street	767-07-043	5,600 sq. ft.	Single family residence	3
50 W. 2 <sup>nd</sup> Street	767-07-060	5,600 sq. ft.	Single family residence	3
46 W. 2 <sup>nd</sup> Street	767-07-061	5,600 sq. ft.	Single family residence	3
17415 Del Monte Ave	767-06-010	9,600 sq. ft.	Single family residence	4
17425 Del Monte Ave.	767-06-009	15,000 sq. ft.	Single family residence	4
17535 Del Monte Ave.	767-05-036		Day Care facility	4
Hale Avenue	764-32-017 and 018	2.25 acres (017), 2.02 acres (018)	Vacant	5

- Nineteen parcels within Reach 8 were evaluated to determine past, current and potential future environmental liabilities associated with the current and past uses of the parcels.
- One recognized environmental condition, identified at two parcels, (764-32-017 and 764-32-018, Hale Avenue), is the potential for residual amounts of pesticides and fertilizers to exist in soils due to prior agricultural chemical use on these parcels. Evidence of agricultural use of these parcels was demonstrated through the review of historical aerial photographs, which indicated that these parcels were used for row crops from prior to 1953 through at least 1981, ceasing some time prior to 1998. Row crops are generally routinely sprayed with pesticides, insecticides and fertilizers, which do not rapidly degrade. Carcinogenic materials such as DDT, DDE, DDD, Dieldrin and chlordane are often found in agricultural soils above regulatory threshold limits. No evidence of excessive use of chemicals, releases, hot spots or the exact types of chemicals used was discovered during this assessment.
- It is PIERS' professional opinion that parcels used for row crop agriculture within the past 25 years should be further investigated via soil collection and laboratory analysis for chemicals of concern. The purpose of the investigation is to evaluate human health and ecological risks from this use. If health and safety precautions are implemented regarding this issue without investigation, the precautions may be inadequate, or unnecessary. Soil testing should be performed in those areas where human exposure is likely to occur, prior to any construction activities. Any residual concentrations, if present, are not the result of determined point sources, and the sampling should be conducted randomly within the area where human exposure is planned to occur. One sample per potentially affected parcel is Based on the analytical results of the sample, recommended. additional sampling may be conducted, if contaminants are encountered above risk-based screening levels, per the Regional Water Quality Control Board (RWQCB).

- At 17425 Del Monte Avenue (APN 767-06-009), a small electrical substation is shown on the 1926 Sanborn Fire Insurance Map. The structure, which is shown as a concrete building approximately 20 by 20 feet, is shown near the rear southern corner of the parcel, and a map notation states that the structure is to be removed. No other information related to this prior use was found, and no signs of the former structure or any signs of leakage were observed during the reconnaissance by PIERS. To establish that there are no liabilities for the District due to this prior use, a soil sample at this location is recommended prior to any activities by the District in that area. The sample should be tested for the presence of PCBs.
- A closed LUST site at 17015 Monterey Street (operating Union 76 service station) is located across Llagas Creek from and adjacent to the parcel at 35 W. Dunne Avenue. As this is an operating station, PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the 35 W. Dunne Avenue parcel, to determine if any more recent releases have occurred.
- A service station previously operated at 17085 Monterey Road, which directly across Llagas Creek from the parcel at 30 W. Fifth Street. Based on Sanborn Insurance maps, aerial photographs, and building department records, the station operated from some time prior to 1941 until 1975. However, the predominant direction of groundwater flow in the vicinity of the parcels, as measured in an extensive well network at 16995 Monterey Road, is to the southeast. Therefore, this potential source, as well as three other former service stations on the eastern side of Monterey Road, are predominantly cross-gradient relative to the parcels, and the risk to the groundwater beneath the parcels from these potential sources is considered low.

These findings are also summarized in Section 5.3.1 of this report.

- None of the subject parcels were listed on the attached regulatory agencies database report. None of the other known sites listed on the regulatory agencies database report are considered likely to have significantly adversely impacted any of the parcels.
- The following table summarizes the recognized environmental conditions based on site inspections, owner interviews, aerial photograph reviews, historical city directory reviews, regulatory agency reviews (fire, building, health, etc.) and regulatory agency database reviews. A full review of each parcel for each type of research conducted is detailed in Section 5.1 of this report.

	REACH 8- MORGAN HILL
ADDRESS	POTENTIAL RECOGNIZED ENVIRONMENTAL CONDITIONS
35 W. Dunne Ave.	<b>Evidence of environmental concerns exists, and further inquiry is required.</b> No recognized environmental conditions were identified from historical use of the parcel, however, there is a potential risk of impacts to groundwater beneath the parcel from future releases from the adjacent Union 76 service station across Llagas Creek. PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the parcel, to determine if any releases have occurred.
30 W. 5 <sup>th</sup> Street	No evidence of environmental concerns exists, and no further inquiry is recommended. No recognized environmental conditions were identified from historical use of the parcel. A former service station located on the parcel directly across Llagas Creek at 17085 Monterey Road, is located predominantly cross-gradient relative to the parcel, and the risk to the groundwater beneath the parcel from this potential source is considered low.
15 W. 5 <sup>th</sup> Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17105 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17145 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17175 and 17195 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17205 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17245 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17265 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
65 W. 3 <sup>rd</sup> Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
60 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.

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	REACH 8- MORGAN HILL (continued)
ADDRESS	POTENTIAL RECOGNIZED ENVIRONMENTAL CONDITIONS
50 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
46 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17415 Del Monte Ave	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17425 Del Monte Ave.	<b>Evidence of environmental concerns exists, and further inquiry is</b> <b>required.</b> A small portion of the Property was previously used as an electrical substation. There are no visible evidence of impacts, however, there is a potential for PCBs to be present in soil. No recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17535 Del Monte Ave.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
Hale Avenue	<b>Evidence of environmental concerns exists, and further inquiry is required.</b> The Property was used for row crops from at least 1953 through 1981, ceasing sometime between 1981 and 1998. There is a risk of residual pesticides and fertilizers in soil.

Based on observation, where possible, specific suspect asbestoscontaining building materials (ACBMs) and buildings with potential lead-based paint have been noted, and are listed in the summary tables below. No friable ACBMs or significantly chipped paint areas were noted. Buildings with non-friable ACBMs should undergo asbestos surveys if renovations or demolitions are planned.

A number of the structures on the parcels were not accessible for inspection at the time of PIERS reconnaissance, or else access was denied. However, the occurrence of asbestos in building materials and lead in paint is primarily a function of age of construction. ACBMs are not usually found in buildings constructed after 1981. Lead-based paint is not usually found in buildings constructed after 1978.

REACH 8 – MORGAN HILL				
ADDRESS	DATE BUILT	SUSPECT ASBESTOS	SUSPECT LEAD	FRIABLE ACBMS
35 W. Dunne Ave.	<1926	Yes	Yes	None observed
30 W. 5 <sup>th</sup> Street	1950	Yes	Yes	None observed
15 W. 5 <sup>th</sup> Street	Completely remodeled	No	No	
17105 Monterey St.	1977, completely remodeled	No	No	_
17145 Monterey St.	Structure removed	No	No	-
17175-17195 Monterey	<1908	Yes	Yes	None observed
17205 Monterey St.	1915	Yes	Yes	None observed
17245 Monterey St.	<1963	Yes	Yes	None observed
17265 Monterey St.	<1908 main building, <1941 small building	Yes	Yes	None observed
65 W. 3 <sup>rd</sup> Street	No structures	No	No	—
60 W. 2 <sup>nd</sup> Street	1925	Yes	Yes	None observed
50 W. 2 <sup>nd</sup> Street	1920	Yes	Yes	None observed
46 W. 2 <sup>nd</sup> Street	1925	Yes	Yes	None observed
17415 Del Monte Ave.	<1926	Yes	Yes	None observed
17425 Del Monte Ave.	1900	Yes	Yes	None observed
17535 Del Monte Ave.	1953	Yes	Yes	None observed
Hale Avenue	No structures	No	No	_

	REACH 8 - MORGAN HILL
ADDRESS	POTENTIAL NON-FRIABLE ACBMS OBSERVED
35 W. Dunne Ave.	Roofing materials (interiors not accessible).
30 W. 5 <sup>th</sup> Street	Roofing materials (interior not accessible).
17175-17195 Monterey	Roofing materials, drywall and joint compound, floor tile and mastic.
17205 Monterey St.	Roofing materials (interiors not accessible).
17245 Monterey St.	Roofing materials (interior entirely remodeled).
17265 Monterey St.	Roofing materials, drywall and joint compound.
60 W. 2 <sup>nd</sup> Street	Drywall and joint compound, floor tile and mastic.
50 W. 2 <sup>nd</sup> Street	Roofing materials (interiors not accessible).
46 W. 2 <sup>nd</sup> Street	Roofing materials (interior entirely remodeled).
17415 Del Monte Ave	Roofing materials (interiors not accessible).
17425 Del Monte Ave.	Roofing materials (interiors not accessible).
17535 Del Monte Ave.	Roofing materials, drywall and joint compound, floor tile and mastic.

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#### **1.2 OPINION, CONCLUSIONS, RECOMMENDATIONS**

Further investigation of two parcels in Reach 8 (764-32-017 and 764-32-018, Hale Avenue) with previous agricultural use is recommended by PIERS due to the potential for residual pesticides and fertilizers in soil. At these locations, soil samples should be collected and analyzed for the presence of pesticides and fertilizers (EPA Method 8081). The soil sampling should be performed in those areas where human exposure is likely to occur, prior to construction activities. Any residual concentrations, if present, are the result of area spraying of pesticides and/or herbicides, and not the result of point sources, and the sampling should be conducted randomly within the area where human exposure would occur. One sample per potentially affected parcel is recommended. If the analytical results of the sample indicate concentrations above riskbased screening levels, additional sampling should be conducted to define the degree and extent of contamination.

Further investigation of one portion of the parcel at 17245 Del Monte Avenue (APN 767-06-009) is recommended due to prior use as an electrical substation. No evidence of the structure or any evidence of impacts was observed during PIERS' reconnaissance. At this location, if the District's activities will include the area of the former substation (rear southern corner of the parcel), the former substation should be located based on the available maps, and a soil sample should be collected and analyzed for the presence of PCB's (EPA Method 8082). If PCBs are present above risk-based screening levels, additional sampling and analysis should be conducted to define the degree and extent of contamination.

There is a potential risk of impacts to groundwater beneath the parcel from future releases from the adjacent Union 76 service station across Llagas Creek from 35 W. Dunne Avenue. PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the parcel, to determine if any releases have occurred.

If parcels containing structures identified as containing potential ACBMs or lead in paint are to be demolished or modified by construction activities of the District, site specific (Phase II) sampling for asbestos and lead should be conducted at these locations.

# 2.0 INTRODUCTION

PIERS Environmental Services, Inc. (PIERS) has completed a Hazardous Substance Liability Assessment (HSLA), or Phase I Environmental Site Assessment (Phase I) for nineteen parcels within Reach 8 of the Upper Llagas Creek Flood Protection Project, hereinafter referred to as the parcels. Reach 8 is located in the City of Morgan Hill, in Santa Clara County, California. The specific addresses and Assessor's Parcel Numbers of the parcels investigated are listed in the executive summary portion of this report and in Section 4.1.

This report follows the guidelines as stated in ASTM Standard Designation E 1527-00; Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, and those guidelines set forward in our contract with the Santa Clara Valley Water District (District). This project is in accordance with Agreement # A2560A.

### 2.1 PURPOSE

The purpose of performing this HSLA was to determine past, current and potential future environmental liabilities associated with the current and past uses of the parcels. The investigation is conducted "in order to protect the construction crews from exposure to hazardous materials and to protect the District from the financial liability and legal responsibility for the cleanup of contaminated parcel acquired by the District". Specific types of liabilities addressed in this report are based on statements detailed in ASTM Standard Designation E 1527-00 and within our contract for this project (per Agreement # A2560A).

PIERS was retained by the District (cited hereafter as the Client) to conduct this project for the said parcels.

# 2.2 DETAILED SCOPE OF SERVICES

The Scope of Services for the performance of this Phase I included the following tasks:

- Current visual reconnaissance of the parcels to evaluate on-site activities in respect to hazardous materials use, storage and disposal activities.
- General visual survey of the current uses of the immediately adjacent sites.
- Review of selected historic documentation for the parcels to determine what activities have occurred since the first developed use or since 1940 (whichever is earlier).

- Review of reasonably ascertainable regulatory agency files concerning chemical use, storage and disposal at the parcels and at surrounding sites.
- Interviews with owners and/or occupants of subject parcels.
- Acquisition of a current computerized review of federal, state, and local publications to identify National Priority List (NPL); Resource Conservation and Recovery Act (RCRA); United States Environmental Protection Agency (EPA), Region 9. Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS); RCRA Treatment, Storage and Disposal (TSD); and Emergency Response Notification System (ERNS) sites located within close proximity to the parcels, as well as landfills, Leaking Underground Storage Tanks (LUST) sites and registered Underground Storage Tank (UST) sites.
- Review of reports on file at environmental regulatory agencies concerning on-going environmental investigations at nearby agency-listed sites.
- Preparation of this report in general accordance with the document entitled Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process (The American Society for Testing and Materials [ASTM], Designation E 1527-00) and those guidelines stated within our contract.

#### 2.3 SPECIAL CONDITIONS, TERMS AND LIMITATIONS

The Client for this project requested no special terms, conditions or extraneous services, other than those stated in Agreement # A2560A. Therefore, PIERS implemented no special terms, conditions or extraneous services for this project. Business Environmental Risk concerns have not been addressed for this project.

#### 2.4 USER RELIANCE/REPORT ORGANIZATION

This Phase I has been prepared for the exclusive use of the Client and/or its agents. PIERS will distribute any information regarding this assessment and report only upon the request of the Client and/or its agents. The Client may rely on the statements and information contained within this report.

PIERS warrants that the services, findings, and/or recommendations provided to the Client and its affiliates and subsidiaries, have been prepared, performed and rendered in accordance with procedures, practices and standards generally accepted and customary in the consultant's profession for use in similar assignments.

This report is organized in the format requested by the District, as detailed in the written scope of services for this project.

# 3.0 METHODOLOGY

The methodology used for this project and report follows that which was detailed by the District in their written scope of services for this project, and the ASTM Standard for Phase I ESAs.

#### 4.0 SUBJECT PARCELS DESCRIPTION

#### 4.1 LOCATION AND LEGAL DESCRIPTION

The project consists of nineteen parcels within Reach 8 of the Upper Llagas Creek Flood Protection Project. Reach 8 is approximately 1.32 miles in length, and extends from approximately W. Dunne Avenue to the north, to La Crosse Street to the south. Reach 8 is located within the City of Morgan Hill, in Santa Clara County. The parcels for Reach 8 are shown on Figures 1 and 2, respectively.

The street addresses, Assessor's Parcel Numbers, parcel sizes, and improvements at the nineteen parcels in Reach 8 are described on the following tables. Site plans showing pertinent details are shown on Figures 2 through 5.

REACH 8 - MORGAN HILL				
ADDRESS	PARCEL NO.	PARCEL SIZE	IMPROVEMENTS/ CURRENT USE	FIG. NO.
35 W. Dunne Ave.	767-08-035	17, 424 sq. ft.	Barn and shed	2
30 W. 5 <sup>th</sup> Street	767-08-029	11,800 sq. ft.	Single family residence, shed	2
15 W. 5 <sup>th</sup> Street	767-08-018	11,200 sq. ft.	Several residential units, office	2
17105 Monterey St.	767-08-017	10,018 sq. ft.	Insurance Agency	2
17145 Monterey St.	767-08-016	9,583 sq. ft.	Vacant	2
17175-17195 Monterey	767-08-015, 767-08-014	4,791 sq. ft. (church)	Church, Sunday school, office	2
17205 Monterey St.	767-08-006	6,000 sq. ft.	Residence	3
17245 Monterey St.	767-08-045	8,000 sq. ft.	Ceramics shop	3
17265 Monterey St.	767-08-044	10,000 sq. ft.	Int. Design, ceramics shop & apartment	
65 W. 3rd Street	767-07-065		Vacant	3
60 W. 2 <sup>nd</sup> Street	767-07-043	5,600 sq. ft.	Single family residence	3
50 W. 2 <sup>nd</sup> Street	767-07-060	5,600 sq. ft.	Single family residence	3
46 W. 2 <sup>nd</sup> Street	767-07-061	5,600 sq. ft.	Single family residence	3
17415 Del Monte Ave.	767-06-010	9,600 sq. ft.	Single family residence	4
17425 Del Monte Ave.	767-06-009	15,000 sq. ft.	Single family residence	4
17535 Del Monte Ave.	767-05-036		Day Care facility	4
Hale Avenue	764-32-017 and 018	2.25 acres (017), 2.02 acres (018)	Vacant	5

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Phase I ESA - Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

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# 4.2 CURRENT/PAST INDUSTRIAL/MANUFACTURING USES OF PARCELS

The following tables summarize the current and past use of the parcels.

REACH 8 – MORGAN HILL			
ADDRESS	CURRENT USE	PAST USE	
35 W. Dunne Ave.	Small barn and shed	Residential since before 1926 (Sanborn	
30 W. 5 <sup>th</sup> Street	(residence on adjacent parcel).	maps).	
	Single family residence, shed	Residential since before 1926 (Sanborn maps)	
15 W. 5 <sup>th</sup> Street	Several residential units, office	Residential since before 1941 (Sanborn maps).	
17105 Monterey St.	Insurance Agency	Residential since before 1908 (Sanborns), commercial since 1967 (directories), realty office, bank, insurance.	
17145 Monterey St.	Vacant	Vacant since 1908 (Sanborn maps).	
17175-17195 Monterey St.	Church, Sunday school, office	Same use since at least 1908 (Sanborn maps).	
17205 Monterey St.	Residence	Residential since 1915 (property profile), fix-it shop 1964-1967 (directories).	
17245 Monterey St.	Ceramics shop	Cobbler in 1908, plumbing shop in 1926 (Sanborns), existing building before 1963 (aerials), various small business uses.	
17265 Monterey St.	Int. Design, ceramics shop & apartment	Residential since before 1908, plumbing shop in rear building on 1941 Sanborn map.	
65 W. 3 <sup>rd</sup> Street	Vacant	Vacant since 1908 (Sanborn maps).	
60 W. 2 <sup>rd</sup> Street	Single family residence	Residential since 1925 (property profile).	
50 W. 2nd Street (060)	Single family residence	Residential since 1920 (property profile).	
46 W. 2nd Street (061)	Single family residence	Residential since 1925 (property profile).	
17415 Del Monte Ave.	Single family residence	Residential since before 1926 (Sanborn maps).	
17425 Del Monte Ave.	Two residences	A small electrical substation is shown on the 1926 Sanborn map with a notation that it is to be removed. The substation, labeled as the "Coast Counties Gas & Electric Co. Substation", is a concrete building approximately 18 by 22 feet. The parcel has been residential before 1953 (aerials). A beauty shop is listed between 1964-1967 (directories).	
17535 Del Monte Ave.	Day care facility	Residential or day care since before 1926 (Sanborns and directories).	
Hale Avenue	Vacant	Row crops from 1953 to at least 1981.	

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### 4.3 PHYSICAL CHARACTERIZATION OF THE PARCELS

#### 4.3.1 TOPOGRAPHY AND SURFACE WATER HYDROLOGY

Reach 8 is located within the Santa Clara Valley, a broad, northwest-trending alluvium-filled valley. The area of Reach 8 is relatively flat. Regionally, the area slopes very gently to the southeast. The northern end of Reach 8 is situated at an elevation of approximately 335 feet above mean sea level, and the southern end is at approximately 320 feet (U. S. Geological Survey "Mt. Madonna" 7.5 Minute Topographic Quadrangle). The direction of flow in Llagas Creek is to the southeast, consistent with the gentle slope of the regional topography.

#### 4.3.2 GEOLOGY AND HYDROGEOLOGY

According to "Flatland Deposits – Their Geology and Engineering and Their Importance to Comprehensive Planning" (U.S.G.S. Professional Paper 943, Helly et al, 1979), Llagas Creek and the immediate vicinity within Reach 8 is mapped as undifferentiated Late Pleistocene alluvium.

The predominant direction of groundwater flow is assumed to be to the southeast, consistent with regional topography and the predominant direction of surface water flow. An open LUST case and operating Beacon service station is located at 16995 Monterey Street, across W. Dunne Avenue and approximately 80 feet southeast of the nearest parcel at 35 W. Dunne Avenue. The file for this site was previously reviewed at the District, and is summarized under "Local Water District Records Review" further in this section. Based on the file review, the measured predominant direction of groundwater flow at the Beacon site is to the southeast, away from the parcels.

#### 4.3.4 ACTIVE FAULTING AND SEISMICITY

Llagas Creek Reach 8 is located within relatively flat alluvial soils within the Santa Clara Valley, a seismically active region of northern California. The Santa Clara Valley is bounded by the Calaveras – Sunol fault zone to the east, and the San Andreas fault zone to the west. Both fault zones are part of the San Andreas fault system, which forms the boundary between the North American and Pacific tectonic plates. Translational shear along this plate boundary has resulted in numerous historical earthquakes, some of which were large-magnitude, with severe ground shaking, ground rupture, and damage. Most of the recorded earthquake epicenters are concentrated along the Hayward, Calaveras, Concord, and San Andreas fault zones. It is likely that a similar pattern of seismicity will persist into the foreseeable future.

#### 5.0 **RESULTS**

#### 5.1 RECORDS REVIEW

#### **REGULATORY AGENCY DATABASE RECORDS REVIEW**

Attached to this report is a PIERS "Identified Hazardous Materials Sites Radius Report" for the subject parcels. The report identifies sites of environmental concern within a one-mile radius of the subject parcels. The databases searched to compile the enclosed report are gathered from numerous federal, state and local governing environmental entities. All of the databases required to be searched by ASTM Standard E 1527-00 – Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process – Section 7.2.1.1 "Standard Environmental Records Sources" have been included in this report.

The database report (Radius Report) lists all surrounding sites by a distance from a single central point. The central point in this case was taken from the center of the combined Reach 8 parcels, not from each parcel. The listings of the identified sites in the report within each search radii refer to the distances from this central point. The distances of these sites referred to in the subheadings are the approximate distances to the nearest parcel. In some cases, because the distance (extended by one mile) from an agency-listed site to the central radii point is significantly different than the actual distance to the nearest parcel, the number of sites within a search radii from a parcel differs from that shown in the summary table. In all cases, all sites within the appropriate search radii from the parcels are discussed within each subheading.

Further information about the Radius Report and detailed descriptions of the databases searched are found in the report itself (see Section 7.2.3). The following is an analysis of the attached report.

### SUMMARY OF DATABASES REVIEWED:

#### SUBJECT PARCELS

The subject parcels were not included on any of the ASTM Standard agency-published databases in the attached database report.

#### SURROUNDING SITES

#### NPL - NATIONAL PRIORITIES LIST

No sites were listed within a one-mile radius from the parcels were on the U.S. Environmental Protection Agency's (EPA) National Priority List (NPL) of the highest priority sites.

#### PROPOSED NPL

No sites within a one-mile radius from the parcels were listed on the Proposed National Priority List (NPL) database.

### **CORRACTS**

The Resource Conservation Recovery Act database (RCRA) lists facilities that have undergone corrective action (CORRACTS). No facilities within a one-mile radius of the parcels were listed on the CORRACTS database.

# <u>TSD</u>

The Resource Conservation and Recovery Information System (RCRIS) maintains information on sites which transport, store, or dispose (TSD) of hazardous waste. No sites within a one-mile radius from the parcels were listed on the TSD database.

#### <u>SMBRP</u>

Four facilities within a one-mile radius of the parcels were listed on the Site Mitigation and Brownfield's Reuse (SMBRP) database. This database was developed by the Department of Toxic Substances Control (DTSC) to track activities at properties that may have been affected by the release of hazardous substances. The SMBRP sites that were identified are as follows:

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REACH 8 - MORGAN HILL		
SITE/ADDRESS	DISTANCE*/ DIRECTION	STATUS/HYDROLOGIC SETTING RELATIVE TO PARCELS
Sunsweet 91 E. 4 <sup>th</sup> Street	660 feet NE	Predominantly cross-gradient. This site is apparently listed as an SMBRP site due to its status as a former LUST site (now closed).
Castle/Veg. Tech 190 Mast Street	3,700 feet SE	Downgradient.
ASCO Air Cond. 16250 Railroad Ave	4,300 SE	Downgradient.
Ryan Property E. Main/East Lane	4,600 feet NE	Predominantly cross-gradient.
* approximate distance to nearest parcel.		

Based on the hydrologic settings and distance of these sites from the parcels, none appear to be of significant environmental concern to the parcel.

### <u>SLIC</u>

The Spills, Leaks, Investigation and Cleanup Cost Recovery (CA SLIC) database is compiled by the State Regional Water Quality Control Board, and includes contaminated sites that impact or have the potential to impact groundwater. Two sites within a one-mile radius of the parcels were listed on the CA SLIC database. One of these sites is a cross-listing of the Sunsweet SMBRP site discussed above under that heading. The other SLIC site is a closed groundwater case at 120 Mast Street, approximately 3,300 feet to the southeast (downgradient). As this site is located downgradient relative to the parcel, it does not appear to be of significant environmental concern to the parcel.

#### **DEED RESTRICTION SITES**

No sites within a one-mile radius from the parcels were listed on the database of sites with deed restrictions due to environmental conditions.

#### **CERCLIS**

The EPA Comprehensive Environmental Response, Compensation and Liability Act (CERCLIS) database lists potential hazardous waste sites. No sites within a one-half mile radius from the parcels were listed on the CERCLIS database.

#### CERCLIS/NFRAP

No sites within a one-half mile radius from the parcels were listed on the CERCLIS/No Further Remedial Action Planned (NFRAP) database.



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# <u>LUST</u>

Seventeen sites on the database of leaking underground storage tank (LUST sites) within a one-quarter mile radius of the parcels. Many of the listings are duplicate listings of the same site, and all but four of them are closed cases.

In fuel leak cases, research conducted in the State of California by Lawrence Livermore National Laboratory (LLNL) in 1996 indicates that attenuation and degradation of the product in groundwater play major roles in reducing the hydrocarbon contamination to non-detectable levels within several hundred feet of the contaminant source. Moreover, this research indicates that in over 90% of the hydrocarbon contamination cases, groundwater contaminant plumes do not extend more than 250 feet from the source. Solvent/toxic contamination plumes may extend farther from the source.

Based on the discussion above, fuel leak LUST sites that are within 1/8 mile in the upgradient direction, and upgradient solvent or toxic leak sites are considered to have potential risk to the subsurface soils and/or groundwater of the parcels.

One open LUST case is located within 1/8 mile of the parcels, and one closed LUST case is located adjacent to a parcel. The open LUST case is an operating Beacon Station at 16995 Monterey Street, across W. Dunne Avenue approximately 80 feet southeast of the nearest parcel at 35 W. Dunne Avenue. The file for this site was previously reviewed at the District, and is summarized under "Local Water District Records Review" further in this section. Based on the file review, the measured predominant direction of groundwater flow at the Beacon site is to the southeast, away from the parcels.

The closed LUST case is an operating Union 76 service station located at 17015 Monterey, directly across Llagas Creek from and approximately 15 feet (the width of the creek) to the northeast of the southernmost parcel at 25 W Dunne Avenue. The file for this site was previously reviewed at the District, and is summarized under "Local Water District Records Review" further in this section. Based on the available information, the fuel release at 17015 Monterey Street does not appear to have the potential to significantly affect the parcels.

There do not appear to be any solvent or toxic contamination plumerelated LUST sites located farther upgradient. A number of previous service stations in the vicinity of the parcels were identified through review of Sanborn Fire Insurance maps and aerial photographs. For report continuity, these sites are discussed within this section. All of these sites predated the regulatory environment that began for underground storage tanks in the mid-1980's, and no sampling data of any kind was found for these sites. All of the above-ground service station facilities have been removed. The sites include the following, from south to north:

<u>Previous service station, approximately at 17040 Monterey St 1926 – 1941</u> This former service station was identified from Sanborn maps from 1926 and 1941.

<u>Previous service station/existing Cal Fed Bank, 17085 Monterey Street</u> This former service station is located on the southern corner of the intersection of W. Fifth Street and Monterey Street (see Figure 2), and was identified from a 1941 Sanborn map and aerial photographs from 1953 through 1974. Based on building department records, in 1975, three fuel USTs and a waste oil UST were removed from locations beneath the existing building. A 1975 set of plans in the city building department file show three fuel USTs and a waste oil UST that were removed from locations beneath the existing building.

Eastern corner of W. Fourth Street at Monterey Street, approximately 17190 Monterey Street, 1908 – 1941

This former service station was identified from Sanborn maps from 1908, 1926, and 1941.

Eastern corner of W. Fourth Street at Monterey Street, approximately 17290 Monterey Street, 1941

This former service station was identified from a Sanborn map from 1941.

All of these sites predate the use of MTBE and other fuel oxygenates, therefore, it is assumed that the potential contamination would consist of hydrocarbons that would primarily impact the first water-bearing zone, and in the case of a significant release, would eventually stabilize as a groundwater contaminant plume in less than 500 feet. All of these sites, except for 17085, are located on the northeastern side of Monterey Street, and all of these sites are located across Llagas Creek from the parcels. The predominant direction of groundwater flow, as measured in the active well network for the upper water-bearing zones at the operating Beacon station at 16995 Monterey Road, is to the southeast. Based on this, these potential sources are predominantly cross-gradient relative to the parcels, and the risk to the groundwater beneath the parcels from these potential sources is considered low.

In 1996, the operating Union 76 service station at 17015 Monterey Street achieved case closure with no remedial work other than tank and piping removals. This site is located across Llagas Creek from and adjacent to (northeast of) the parcel at 35 W. Dunne Avenue. Case closure was granted without any groundwater investigation due to the low concentrations of hydrocarbons encountered in 1988 in the confirmation samples obtained from beneath the product piping and tanks. A review of Sanborn maps indicates that as early as 1941 the station was present, with auto repair located on the northwestern portion of the parcel. It is possible that other sources of hydrocarbon impacts are present at this site, but were not investigated. However, as stated above, the predominant direction of groundwater flow measured in the active well network at the operating Beacon station at 16995 Monterey Road is to the southeast, and no upgradient sources have been identified during the extensive sampling conducted at that site. Based on this, the potential source at the Unocal 76 station is predominantly cross-gradient relative to the parcel at 35 W. Dunne Avenue, and the risk to the groundwater beneath 35 W. Dunne Avenue from previous releases at the operating Unocal 76 station is considered low.

As the Unocal 76 station is an operating facility, PIERS recommends that prior to any District activities at the 35 W. Dunne Avenue parcel, that the regulatory agency databases be again checked to see if any releases have been documented from this potential source.

#### SWLF (Solid Waste Landfill)

No sites within a one-half mile radius from the parcels were listed on the SWLF database that contains information on state landfills.

#### <u>Wells</u>

No sites within a one quarter-mile radius from the parcels were listed on the database of sites with known water wells.

#### HAZMAT

The HAZMAT database includes information from a number of agencies on hazardous materials storage, use, and disposal sites as well as incident reports, hazardous materials inventory and business plan documents, and spills and releases. No sites within one-eighth mile from the parcels were listed on the HAZMAT database.

# <u>ERNS</u>

No sites within one-eighth mile from the parcels were listed on the ERNS database. The parcels and adjacent sites were not listed on the Emergency Response Notification System (ERNS) database.

#### **RCRIS GENERATORS**

The U.S. EPA RCRIS list was researched for the parcels and immediately adjacent properties, for both Small Quantity (SQG) and Large Quantity Generators (LQG) of hazardous materials as defined by RCRA. No sites within one-eighth mile from the parcels were listed on the GENERATORS database. The two sites listed on the summary table are greater than 1/8 mile from the nearest parcel.

#### <u>UST</u>

This database includes active UST facilities gathered by the State Water Resources Control Board from local regulatory agencies. Neither the parcels nor any adjacent parcels are listed on this database. However, during PIERS' reconnaissance, an apparent UST was observed at a Verizon Wireless facility, adjacent to, and to the northeast of, the parcel at 46 W. 2<sup>nd</sup> Street. Based on the nature of this facility, it is likely that the UST is for a diesel-powered backup emergency generator system. As this site is not listed on the regulatory agency databases as having had any releases or spills, it does not appear to be of significant environmental concern to the parcels at this time.

## <u>AST</u>

The Above-Ground Petroleum Storage Tank (AST) Facilities database is compiled by the State Water Resources Control Board. Neither the parcels nor any adjacent parcel is listed on the AST database. No sites within one-eighth mile from the parcels were listed on the AST database

#### **CLEANERS**

A list of dry cleaner-related facilities that have EPA ID numbers is maintained by Department of Toxic Substance Control. One site within one-eighth mile from the parcels was listed on the CLEANERS database. Two other sites listed on the summary table are more than one-eighth mile from the nearest parcel). The site within one-eighth mile of a parcel is located at 16990 Monterey Street, cross-gradient and slightly downgradient from the nearest parcel. This site is also listed as a closed LUST case. Based on the hydrologic setting relative to the parcels, it does not appear to be of significant environmental concern to the parcels.

## **HAZNET**

No sites within one-eighth mile from the parcels were listed on the HAZNET database. This database is from the California Environmental Protection Agency, and is a database of facilities that transport hazardous materials.

# HISTORICAL SANBORN FIRE INSURANCE MAPS

On December 6, 2002, PIERS reviewed Sanborn Fire Insurance Map coverage for the subject parcels within Reach 8 at the San Jose Public Library California History Room. Maps dated 1908, 1926, and 1941 were reviewed. The 1908 map did not provide coverage of all of the parcels. The following is a summary of this review:

	REACH 8 MORGAN HILL
ADDRESS	DISCUSSION
35 W. Dunne Ave.	The parcel is occupied by small structures on the 1926 and 1941 maps. A service station is shown on the northeastern side of Monterey Street on the 1926 and 1941 maps.
30 W. 5 <sup>th</sup> Street	The parcel is shown as residential usage on the 1926 and 1941 maps. There is a service station on the adjacent parcel to the northeast on the 1941 map, at the intersection of W. 5 <sup>th</sup> Street and Monterey Street (tanks removed in 1975, now a Cal Fed Bank at 17085 Monterey Street).
15 W. 5 <sup>th</sup> Street	The parcel is vacant on the 1908 and 1926 maps, and is occupied by a residence on the 1941 map.
17105 Monterey St.	The parcel is occupied by a residence and shed on the 1908 and 1926 maps. The residence has been replaced by a small store on the 1941 map.
17145 Monterey St.	The parcel is vacant on the 1908, 1926, and 1941 maps.
17175 and 17195 Monterey St.	The parcels are occupied by a Methodist Episcopal Church, a parsonage, and a garage on the 1908, 1926, and 1941 maps. On the 1908 map, there is also a buggy shed (carriage house) adjacent to W. 4 <sup>th</sup> Street. There is a service station across Monterey Street at the western corner of the intersection with W. 4 <sup>th</sup> Street on the 1908, 1926 and 1941 maps.
17205 Monterey St.	The parcel is vacant on the 1908 map, and is occupied by a dwelling and garage on the 1926 and 1941 maps.
17245 Monterey St.	The parcel is occupied by a small cobbler shop on the 1908 map, a small plumbing shop on the 1926 map, and is vacant on the 1941 map.
17265 Monterey St.	The parcel is occupied by a dwelling and shed on the 1908 and 1926 maps, and by a dwelling and plumbing shop on the 1941 map. There is a service station located across Monterey Street to the north of the parcel (eastern corner of the intersection of Monterey Street and W. Third Street) on the 1941 map.
65 W. 3 <sup>rd</sup> Street	The parcel is vacant on the 1908, 1926, and 1941 maps.
60 W. 2nd Street	The parcel is occupied by a dwelling and garage on the 1926 and 1941 maps.
50 W. 2nd Street	The parcel is occupied by a dwelling and garage on the 1926 and 1941 maps. There are also two small structures at the rear of the parcel on the 1941 map.
46 W. 2nd Street	The parcel is vacant on the 1908 and 1926 maps, and is occupied by a dwelling and garage on the 1941 map.
17415 Del Monte Ave	The parcel is occupied by a dwelling and a shed on the 1926 and 1941 maps.
17425 Del Monte Ave.	The parcel is occupied by a gas and electric company substation on the 1926 map. A notation on the map says that the station is to be removed. The parcel is vacant on the 1941 map.
17535 Del Monte Ave.	The parcel is occupied by a dwelling, a garage, and other small structures on the 1926 and 1941 maps.
Hale Avenue	No Sanborn map coverage was found for these parcels.

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# HISTORICAL CITY DIRECTORIES

In November 2002, PIERS reviewed historical city directories for the subject parcels within Reach 8. The directories were reviewed at the San Jose Public Library California History Room. Available Polk's directories from the period of 1964 to 1983, and Haine's directories from the period of 1975 to 2002 were reviewed. The specific directories reviewed are listed in the references to this report. The following is a summary of the historical city directory listings for the individual parcels:

#### 35 W. Dunne Avenue

The address has a residential listing for 2001-2002. There were no listings from 1964 to 1999.

#### 30 W. Fifth Avenue

The address has a residential listing for 2001-2002. There were no listings from 1964 to 1999.

#### 15 W. Fifth Avenue

The address has a residential listing during the period of 1964 through 1997. The following is a summary of the later listings:

1992 – 1999 – G. G. Design

1992 – 1998 – The Glenrock Group

1998 – 2002 – Union Payroll Agency

#### 30 W. Fifth Avenue

The address has a residential listing for 2001-2002. There were no listings from 1964 to 1999.

#### **17105 Monterey Street**

1964 - 1965 - No listing 1967-1973 - Al Seward Realty 1974 - vacant 1976 - residential 1979-1999 - various savings and loans, or banks 2001-2002 - individual

Prior to 1970, the parcel address was 499 S. Monterey Street.

#### 17145 Monterey Street

The address was not listed in the directories reviewed between 1970 and 2002.

#### 17175 and 17195 Monterey Street

1964-2002 – listed as Methodist church, Sunday school, and meeting hall. No listings were found for 17195 Monterey Street after 1983.

Prior to 1970, the parcel addresses were 433 and 431 S. Monterey Street.

#### 17205 Monterey Street

1964 – 2002 – residential listings 1964 – 1970 – Morgan Hill Fix-it Shop (in addition to residential listings).

Prior to 1970, the parcel address was 395 S. Monterey Street.

#### <u>17245 Monterey Street</u>

1964 – 1965 – Al Seward Realty

1967 - 1971 – residential

1975 - 1976 - Hudson's Upholstery

1979 - Art Gallery

1981 - Passage Way

1982 – 1983 – Willard Realty

1985 – 1988 – Designs Unlimited

1990 – 1993 – no listings

1994 - 1996 - The Old Orchard Co.

1996 – 1997 – no listings

1997 – 1998 – Union Payroll Agency

1998 – 1999 – Skin Care, hair salon

2001-2002 – therapeutic massage

Prior to 1970, the parcel address was 373 S. Monterey Street.

#### 17265 Monterey Street

1967 – 2002 – residential listings 2001-2002 – flower shop

Prior to 1970, the parcel address was 331 S. Monterey Street.

#### 65 W. Third Avenue

The address has a residential listing in the 1970-1971 and 1983 directory, which may not be the correct parcel, as all other historical information indicates the parcel was always vacant. There are no other listings for this address during the period of 1964 through 2002. Prior to 1970, the parcel address was 75 W. Third Avenue.

#### 60 W. Second Avenue

The address has residential listings or is vacant during the period of 1964 through 2002.

#### 50 W. Second Avenue

The address has residential listings or is vacant during the period of 1964 through 2002. Prior to 1970, the parcel address was 52 W. Second Avenue.

#### 46 W. Second Avenue

The address has residential listings or is vacant during the period of 1976 through 2002. Prior to 1970, the parcel address was 44 W. Second Avenue.

#### 17415 Del Monte Avenue

The address has residential listings or is vacant during the period of 1964 through 2002.

Prior to 1970, the parcel address was 219 S. Del Monte Avenue.

#### <u>17425 Del Monte Avenue</u>

The address has residential listings or is vacant during the period of 1964 through 2002. A beauty shop is also listed between 1964 and 1967.

Prior to 1970, the parcel address was 123 S. Del Monte Avenue.

#### 17535 Del Monte Avenue

The address has residential listings or is vacant during the period of 1964 through 2002. A day care center is also listed between 1983 and 2002.

Prior to 1970, the parcel address was 67 S. Del Monte Avenue.

#### APNs 764-32-017 and 018 - Hale Avenue

No directory listings were found for these two parcels, which were historically used for agriculture.

There were no past commercial uses of significance listed in the historical city directories for the parcels in Reach 8, except for the previous agricultural use at APNs 764-32-017 and 764-32-018 (Hale Avenue).

# LOCAL FIRE DEPARTMENT RECORDS REVIEW

# Santa Clara County Central Fire Prevention District (SCCCFPD) - Fire Prevention and Hazardous Materials - Review Date December 6, 2002.

On December 6, 2002, PIERS reviewed the available files for the parcels within Reach 8 at the SCCFPD. The following is a summary of this review:

REACH 8 MORGAN HILL		
ADDRESS	DISCUSSION	
35 W. Dunne Ave.	No file for this address was found at the SCCCFPD.	
30 W. 5 <sup>th</sup> Street	No file for this address was found at the SCCCFPD.	
15 W. 5 <sup>th</sup> Stræt	Fire inspection records dated from 1991 were contained in the file. It was noted that there is a business and two apartments at this address. There were no items of significant environmental concern contained in these documents.	
17105 Monterey St.	Fire inspection records and plans for a bank, dated between 1983 and 1996 were contained in the file. There were no items of significant environmental concern contained in these documents.	
17145 Monterey St.	No file for this address was found at the SCCCFPD.	
17175–95 Monterey St.	Fire inspection records dated between 1961 and 2001 for the United Methodist Church were contained in the file. There were no items of significant environmental concern contained in these documents.	
17205 Monterey St.	No file for this address was found at the SCCCFPD.	
17245 Monterey St.	Fire inspection records for an art studio (1972-1979), a realty office (1983), a nail salon (1984), and "The Old Orchard Co." (1992) were contained in the file. There were no items of significant environmental concern contained in these documents.	
17265 Monterey St.	No file for this address was found at the SCCCFPD.	
65 W. 3 <sup>rd</sup> Street	No file for this address was found at the SCCCFPD.	
60 W. 2 <sup>rd</sup> Street	No file for this address was found at the SCCCFPD.	
50 W. 2nd Street	No file for this address was found at the SCCCFPD.	
46 W. 2nd Street	No file for this address was found at the SCCCFPD.	
17415 Del Monte Ave	No file for this address was found at the SCCCFPD.	
17425 Del Monte Ave.	No file for this address was found at the SCCCFPD.	
17535 Del Monte Ave.	Fire inspection records dated between 1989 and 2001 for a preschool facility were contained in the file. There were no items of significant environmental concern contained in these documents.	
Hale Avenue	No files for these parcels were found at the SCCCFPD.	

No items of significant environmental concern were contained in the files reviewed for the Reach 8 parcels.

# LOCAL BUILDING DEPARTMENT RECORDS REVIEW

# Morgan Hill Building Department (MHBD)- Review Date June 14, 2002

On June 14, 2002, PIERS reviewed the file for the parcels within Reach 8 at the MHBD. The following is a summary of this review:

	REACH 8 – MORGAN HILL
ADDRESS	DISCUSSION
35 W. Dunne Ave.	No files for this parcel were available at the MHBD.
30 W. 5 <sup>th</sup> Street	File documents consisted of letters from 1973 detailing a sewer problem related to storm water causing a backup of the sewers in this area. A memo from the Director of Public Works notes that solids are settling in a low spot
	in the sewer line under Llagas Creek.
15 W. 5 <sup>th</sup> Street	No files for this parcel were available at the MHBD.
17105 Monterey St.	No files for this parcel were available at the MHBD.
17145 Monterey St.	No files for this parcel were available at the MHBD.
17175-95 Monterey St.	The file consisted of permits and plans for various improvements to the existing church and other buildings.
17195 Monterey St.	No file documents were present for this parcel.
17205 Monterey St.	The file consisted of permits from 1972, 1988, and 1989 for improvements to the existing residence.
17245 Monterey St.	Based on sign permits contained in the file, the building at the parcel was occupied by a retail establishment in 1980, a realty office in 1982, the Nail House in 1984, and the Old Orchard Co. in 1989.
17265 Monterey St.	The file consisted of permits dated 1988 and 2001 for improvements to the existing residence.
65 W. 3 <sup>rd</sup> Street	No files for this parcel were available at the MHBD.
60 W. 2 <sup>rd</sup> Street	The file consisted of a permit dated 1990 for a new foundation (residential).
50 W. 2nd Street	Permits from 1990 for the existing residence were contained in the file. The residence has a detached garage.
46 W. 2nd Street	Permits dated from 1989 and 1990 were contained in the file, all for the existing residence and detached garage.
17415 Del Monte Ave	Permits for the residential duplex dated between 1983 and 1998 were contained in the file. A detached garage was apparently demolished in 1992.
17425 Del Monte Ave.	Permits for the existing residence dated from 1996 and 2000 were contained in the file. There are two residences on the parcel.
17535 Del Monte Ave.	Documents dated between 1982 and 2001 were contained in the file, all for a day care and pre-school facility. A 500 square foot building was demolished in 1991, and a modular building added to the four existing buildings. In a Hazardous Materials Disclosure Form dated 1991, it is noted that there are containers of pesticides and some paints and adhesives.
Hale Avenue	No files for this parcel were available at the MHBD.

A 1975 set of plans in the file for 17195 Monterey Street, referred to as Gavilan National Bank, which is now the Cal Fed Bank at 17085 Monterey Street. Based on Sanborn maps, this location was previously a service station, which was decommissioned prior to the regulations governing USTs. The plans show three fuel USTs and a waste oil UST that were removed from locations beneath the existing building. The environmental implications to the parcels from this former service station are discussed within this section under "LUST" sites.

There were no other items of significant environmental concern for the parcels in Reach 8 contained in the file documents. The sewer problem noted at 30 W. 5<sup>th</sup> Street appears to have been mitigated, as there is no other mention of this situation.

# LOCAL WATER DISTRICT RECORDS REVIEW

# Santa Clara Valley Water District (District) Review Date - June and July 2002

On June 13, 2002, PIERS was informed by the District that there were no files for any of the subject parcels within Reach 8. On January 20, 2003, the files for two LUST sites in proximity to the parcels were reviewed, as follows:

### <u>17015 Monterey Street</u> – operating Unocal station

This site is located directly across Llagas Creek from and northeast of the southernmost parcel at 35 W. Dunne Avenue (see Figure 2).

Based on the Case Closure Summary from the District, dated June 27, 1996, no wells were installed at this site, and closure was granted without investigation of groundwater impacts due to the "low severity of the contamination detected beneath the tanks and piping". TPH as gasoline and benzene were detected following the tank removal at maximum concentrations of 29 and 0.3 parts per million (ppm), respectively. MTBE was apparently not required to be analyzed for at that time.

Based on the available information, the fuel release at 17015 Monterey Street does not appear to have the potential to significantly affect the parcels.

#### <u>16995 Monterey Street – operating Beacon station</u>

The site is located at the southern corner of the intersection of W. Dunne Avenue and Monterey Street, southeast of the closed LUST site/operating Union 76 service station at 17015 Monterey Street (see Figure 2). This site is located to the southeast of the southernmost parcel at 35 W. Dunne Avenue.

A report by Cambria, Inc., dated April 30, 2002 and entitled "BP Oil Site No. 11224, 16995 Monterey Road, Morgan Hill, California", was reviewed. Based on this report, there are approximately 30 monitoring wells at and in the vicinity of this site, and a groundwater extraction system operates using two extraction wells. Off-site wells include wells located on two closed LUST cases, one a former Exxon station located at 16990 Monterey Street, directly across Monterey Road from the Beacon station, and another site just to the southeast of the former Exxon station, which formerly was a Texaco station. The wells screen different waterbearing zones that are located between 6 and 125 feet below grade. Based on historical monitoring data (1992 to 1999), the direction of groundwater flow for the zone between 6 and 25 feet below grade, and the zone between 67 and 95.5 feet below grade, is to the southeast, away from the parcels. Based on this, the 16995 Monterey Road site does not appear to be of significant environmental concern to the parcels. It should be noted that as reported in PIERS' September 2002 report and for Reaches 4 and 7B, previous consultants had interpreted the direction of groundwater flow in the first shallow zone at this site to be northeast to northwest. However, the more recent interpretation by Cambria, the distribution of the contamination at the Beacon site, and the direction of regional groundwater and surface water flow (to the southeast), support a predominantly southeasterly flow direction for groundwater at this site.

# LOCAL HEALTH DEPARTMENT RECORDS REVIEW

Santa Clara County Environmental Health (SCCEH) Inquiry Date - January 2003.

In January 2003, PIERS was informed by the SCCEH that there were no files for any of the subject parcels within Reach 8.
### **REVIEW OF HISTORICAL AERIAL PHOTOGRAPHS**

In November and December 2002, PIERS reviewed historical aerial photographs of the Reach 8 parcels and vicinity at the U. S. Geological Survey in Menlo Park, California. The following tables summarize this review:

	REACH 8 – MORGAN HILL	
DATE/PHOTOS	35 W. Dunne Street	
7-25-53 GS-YF 2-98 and 2-99	The parcel appears to be occupied by a small residence and garage. Llagas Creek runs along the eastern boundary of the parcel. There is a service station located on the corner of W. Fifth Street and Monterey Road, directly north of and across Llagas Creek from the parcel (existing Cal Fed Bank at 17085 Monterey Street, service station from 1941 to 1975).	
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel. There now appears to be a second service station to the southeast of the parcel, at the southern corner of the intersection of W. Dunne Avenue and Monterey Road (operating Beacon station and active LUST case at 16995 Monterey).	
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.	
6-13-68 GS-VBZK 2-177	There are no significant changes at the parcel.	
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel. There is now a third service station, located directly northeast of and across Llagas Creek from the parcel, at the western corner of the intersection of W. Dunne Avenue and Monterey Road parcel (operating Union 76 station/closed LUST case at 17015 Monterey).	
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.	
2-22-81 VS-VEZR 3-263 and 3-264	There are no significant changes at the parcel. The service station to the north of the parcel is no longer present, and the parcel now is occupied by a commercial building.	
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.	
SUMMARY	The parcel has been occupied by a residence since prior to 1953. A service station was located to the north of the parcel from prior to 1953, ceasing sometime between 1974 and 1981 (existing Cal Fed Bank site, 17085 Monterey). Two other service stations are located to the northeast and southeast of the parcel, at the intersection of W. Dunne Avenue and Monterey Road, and have been present since at least 1971 and 1963, respectively. The station adjacent to and northeast of the parcel is an operating 76 station (17015 Monterey) that is a closed LUST site. The station to the southeast across Monterey Road is an operating Beacon station (16995 Monterey) and LUST site, with active groundwater remediation.	

REACH 8 - MORGAN HILL	
DATE/PHOTOS	30 W. Fifth Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is occupied by a small residence and garage. Llagas Creek runs near the eastern boundary of the parcel. There is a service at the corner of W. Fifth Street and Monterey Road, northeast of and across Llagas Creek from the parcel (Cal Fed site, 17085 Monterey).
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel. There now appears to be a service station to the southeast of the parcel, at the southern corner of the intersection of W. Dunne Avenue and Monterey Road, and a service station to the east, across Monterey Road.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-177	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel. There is now a third service station, located southeast of and across Llagas Creek from the parcel, at the western corner of the intersection of W. Dunne Avenue and Monterey Road.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.
2-22-81 VS-VEZR 3-263 and 3-264	There are no significant changes at the parcel. The service station adjacent to and to the northeast of the parcel is no longer present, and the parcel now is occupied by a commercial building.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel. The service station to the east, across Monterey Road, is no longer present.
SUMMARY	The parcel has been occupied by a residence since prior to 1953. A service station was located adjacent to and northeast of the parcel from prior to 1953, ceasing sometime between 1974 and 1981 (17085 Monterey). This parcel is currently occupied by a Cal Fed Bank. Another service station was located across Monterey Road, at the eastern corner of the intersection with W. 5 <sup>th</sup> Street, from at least 1963 through 1981 (closed LUST site at 17090 Monterey). Two other service stations are located to the southeast of the parcel, as discussed above for 35 W. Dunne Avenue.

Phase I ESA - Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

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	REACH 8 - MORGAN HILL
DATE/PHOTOS	15 W. Fifth Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is occupied by a residence. There is a service station located on the corner of W. Fifth Street and Monterey Road, southeast of and across Llagas Creek and W. Fifth Street from the parcel (existing Cal Fed Bank, 17085 Monterey).
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel. There is now a service station at the eastern corner of the intersection of W. Fifth Street and Monterey Road (east of and across Llagas Creek and W. Fifth Street from the parcel).
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcel. The service station to the southeast of the parcel is no longer present, and the parcel now is occupied by a commercial building.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel. The service station on the eastern side of Monterey Road is no longer present.
SUMMARY	The parcel has been occupied by a residence since prior to 1953. A service station was located to the southeast of the parcel, across Llagas Creek and W. Fifth Street, from prior to 1953, ceasing sometime between 1974 and 1981. This parcel is now occupied by a Cal Fed Bank. A second service station has operated at the eastern corner of the same intersection since at least 1963 through 1981 (closed LUST site, 17090 Monterey).

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REACH 8 – MORGAN HILL	
DATE/PHOTOS	17105 Monterey Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is occupied by two small buildings adjacent to W. Fifth Street.
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcel
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel
2-22-81 GS-VEZR 3-263 and 3-264	The parcel has been redeveloped with a larger commercial building and parking lot.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel was originally occupied (1953) by two small buildings adjacent to W. Fifth Street. After 1981 but prior to 1998, the parcel was redeveloped with the existing commercial building. Service stations were previously located to the southeast, across W. 5 <sup>th</sup> Street, and to the east, diagonally across the intersection, as discussed for 15 W. 5 <sup>th</sup> Street.

REACH 8 – MORGAN HILL	
DATE/PHOTOS	17145 Monterey Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is vacant and covered with grassy vegetation and trees. Llagas Creek is located along the southeastern part of the parcel.
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel.
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2- 57	There are no significant changes at the parcel.
7-12-74 11-159 and 11-160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3- 264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been vacant since at least 1953.

**Phase I ESA -** Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

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REACH 8 - MORGAN HILL	
DATE /PHOTOS	17175 and 17195 Monterey Street (APN 767-08-015 and 767-08-014)
7-25-53 GS-YF 2-98 and 2-99	The parcels appear to be developed with the existing church and pastor's residence building. Llagas Creek is contained underground along the western side of Monterey Street.
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcels.
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcels.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcels.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcels.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcels.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcels.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcels.
SUMMARY	The parcels have been occupied by the existing church and pastor's residence building since at least 1953.

REACH 8 - MORGAN HILL	
DATE /PHOTOS	17205 Monterey Street
7-25-53 GS-YF 2-98 and 2-99	There is a residence on the southwestern portion of the parcel, as at present. Llagas Creek runs to the southeast through the parcel.
9-28-63 CIV-6DD-184 and 185	There are no significant changes at the parcel.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2- 57	There are no significant changes at the parcel.
7-12-74 11-159 and 11-160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3- 264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been occupied by the existing residence since prior to 1953.

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REACH 8 - MORGAN HILL	
DATE/PHOTOS	17245 Monterey Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is vacant and covered with grassy vegetation and some trees. Llagas Creek runs through the parcel.
9-28-63 CIV-6DD-184 and 185	There is now a small residence on the parcel, near Monterey Street.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel was occupied by a structure since prior to 1963. The structure was constructed between 1953 and 1963.

REACH 8 – MORGAN HILL	
DATE/PHOTOS	17265 Monterey Street
7-25-53 GS-YF 2-98 and 2-99	The parcel contains a residence and garage. The garage is near Llagas Creek, which runs obliquely through the southern corner of the parcel.
9-28-63 CIV-6DD-184 and 185	There are no significant changes at the parcel.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2- 57	There are no significant changes at the parcel.
7-12-74 11-159 and 11-160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3- 264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been occupied by a residence and garage since prior to 1953. The residence is currently used as an interior design business, and the garage is used as a residence and ceramics studio.

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REACH 8 – MORGAN HILL	
DATE/PHOTOS	65 W. 3 <sup>rd</sup> Street
7-25-53 GS-YF 2-98 and 2-99	The parcel is vacant and covered with grassy vegetation and trees. Llagas Creek runs through the parcel.
9-28-63 CIV-6DD-184 and 185	There are no significant changes at the parcel.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel.
7-12-74 12-156 and 12- 157	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been vacant since at least 1953.

REACH 8 - MORGAN HILL	
DATE/PHOTOS	60, 50 & 46 W. 2 <sup>nd</sup> Street (APN 767-07-043, 767-07-060, & 767-07-061)
7-25-53 GS-YF 2-98 and 2-99	The three parcels are each occupied by a residence. Llagas Creek is in the present position at the southern portions of the parcels.
9-28-63 CIV-6DD-184 and 185	There are no significant changes at the parcels. A garage has been added behind APN 767-07-061.
5-27-65 SCL 23-209 and 210	There are no significant changes at the parcels. Garages have now been added to the other two parcels.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcels.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcels.
7-12-74 12-156 and 12- 157	There are no significant changes at the parcels.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcels.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcels.
SUMMARY	The parcels have been occupied by residences since 1953.

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	REACH 8 - MORGAN HILL
DATE/PHOTOS	17415 Del Monte Avenue
7-25-53 GS-YF 2-98 and 2-99	The parcel contains the existing Victorian residence, which is located on the southeastern portion of the parcel. There are a number of trees on the parcel. Llagas Creek is located on the adjacent parcel to the northwest.
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel.
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been occupied by a residence since at least 1953.

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	REACH 8 MORGAN HILL
DATE/PHOTOS	17425 Dei Monte Avenue
7-25-53 GS-YF 2-98 and 2-99	The parcel is occupied by the two existing buildings (both now residences). Llagas Creek runs east across the parcel, to the south of the two structures.
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcel.
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcel.
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcel.
7-12-74 11-159 and 11- 160	There are no significant changes at the parcel.
2-22-81 GS-VEZR 3-263 and 3-264	There are no significant changes at the parcel.
8-21-98 Microsoft Terraserver	There are no significant changes at the parcel.
SUMMARY	The parcel has been occupied by the two existing buildings since at least 1953.

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	REACH 8 - MORGAN HILL
DATE /PHOTOS	17535 Del Monte Avenue
7-25-53 GS-YF 2-98 and	The parcel is occupied by a residence near Del Monte Avenue. Llagas Creek is located along the western portion of the parcel.
2-99	
9-28-63	There are no significant changes at the parcel.
CIV-6DD-185	
and 186	
5-27-65	A garage building has been added behind the residence. There are no other
SCL 23-243 and 244	significant changes at the parcel.
6-13-68	There are no significant changes at the parcel.
GS-VBZK 2-193	There are no significant changes at the parcel.
7-4-71	There are no significant changes at the parcel.
GS-VCTM 2-56	
and 2-57	
7-12-74	There is a shed located near the garage. There are no other significant changes
11-159 and 11-	at the parcel.
160	
2-22-81 GS-VEZR 3-263	There are no significant changes at the parcel.
and 3-264	
8-21-98	There is now a day care building located behind the house, with a small parking
Microsoft	lot. The garage and shed are no longer present. The rear of the parcel remains
Terraserver	grassy with trees.
SUMMARY	The parcel has been occupied by a residence since at least 1953. A day care
	facility now operates at the parcel.

REACH 8 – MORGAN HILL		
DATE/PHOTOS	APNs 767-32-017 and 767-32-018, Hale Avenue	
7-25-53 GS-YF 2-98 and 2- 99	The parcels are occupied by row crops. The parcels are bound by Hale and Wright Avenues to the northeast and southeast, respectively. The parcels are bound by orchards to the southwest, and a grassy parcel with a small area of orchard trees to the northwest.	
9-28-63 CIV-6DD-185 and 186	There are no significant changes at the parcels or adjacent parcels, except at the parcel to the northwest, which now contains row crops.	
5-27-65 SCL 23-243 and 244	There are no significant changes at the parcels or adjacent parcels.	
6-13-68 GS-VBZK 2-193	There are no significant changes at the parcels or adjacent parcels.	
7-4-71 GS-VCTM 2-56 and 2-57	There are no significant changes at the parcels or adjacent parcels.	
7-12-74 11-159 and 11-160	There are no significant changes at the parcels or adjacent parcels.	
2-22-81 GS-VEZR 3-263 and 3-264	The parcels still appear to be cultivated. The adjacent parcel to the northwest is no longer cultivated.	
8-21-98 Microsoft Terraserver	The parcels now are occupied by grassy vegetation. The adjacent parcels to the northwest and southwest are now residential developments, and a street has been constructed along the western perimeter of the parcels.	
SUMMARY	The parcels were used for row crops through at least 1981, but are currently vacant.	

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# 5.2 SITE RECONNAISSANCE, PERSONAL INTERVIEW RESULTS, AND DISCUSSION OF ENVIRONMENTAL CONDITIONS

During January and February 2003, PIERS conducted a reconnaissance of the Reach 8 parcels and vicinity. The following table summarizes the observed or implied hazardous materials and other chemicals, and related concerns. One recognized environmental condition at two parcels is the potential for residual pesticides and fertilizers in soil due to prior or ongoing agricultural use. Pesticides and fertilizers are persistent in soils and tend to remain over time. Therefore, the history of cultivation observed on aerial photographs is incorporated into these tables. Also, Interview Forms were mailed to all of the parcel owners. None of the forms that were returned indicated any environmental concerns, except for the former service station at 17085 Monterey, adjacent to the parcel at 30 W. 5<sup>th</sup> Street.

REACH 8 - MORGAN HILL			
ADDRESS	HAZARDOUS MATERIALS	CONCERNS	
35 W. Dunne Ave.	No significant quantities.	No concerns.	
30 W. 5th Street	No significant quantities.	No concerns.	
15 W. 5 <sup>th</sup> Street	Significant quantities except open containers of waste oil, should be contained.	No significant concerns.	
17105 Monterey St.	No significant quantities.	No concerns.	
17145 Monterey St.	None observed, parcel vacant.	No concerns.	
17175 and 17195 Monterey St.	No significant quantities.	No concerns.	
17205 Monterey St.	No significant quantities.	No concerns.	
17245 Monterey St.	No significant quantities.	No concerns.	
17265 Monterey St.	No significant quantities.	No concerns.	
65 W. 3rd Street	None observed, parcel vacant.	No concerns.	
60 W. 2rd Street	No significant quantities.	No concerns.	
50 W. 2nd Street	No significant quantities.	No concerns.	
46 W. 2nd Street	No significant quantities.	No concerns.	
17415 Del Monte Ave.	No significant quantities.	Prior use as substation.	
17425 Del Monte Ave.	No significant quantities.	No concerns.	
17535 Del Monte Ave. No significant quantities.		No concerns.	
Hale Avenue	None observed, parcel vacant.	Prior agricultural use.	

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#### 5.3 PROFESSIONAL OPINIONS AND CONCLUSIONS

## 5.3.1 PROFESSIONAL OPINIONS REGARDING THE ENVIRONMENTAL CONDITIONS

As stated in the Scope of Services (District 2002), one of three conclusions is specifically stated for each parcel. The possible conclusions are:

1) No evidence of environmental concerns exists, and no further inquiry is required.

2) Evidence of environmental concerns exists, and no further inquiry is required.

3) Further investigation into the environmental condition of the parcel is required to make an adequate assessment.

One recognized environmental condition at the parcels is the potential for residual pesticides and fertilizers in soil due to prior or ongoing agricultural use. This is a non-point source, and was identified for the two parcels at Hale Avenue (APNs 764-32-017 and 764-32-018). A second recognized environmental condition was identified at 17425 Del Monte Avenue (APN 767-06-009), where a small electrical substation was previously located. Additional review of regulatory agency databases is recommended where an operating service station (closed LUST site at 17015 Monterey Road) is located across Llagas Creek from a parcel (35 W. Dunne Avenue). Certain other potential environmental concerns, including asbestos, lead, radon, and PCBs, are discussed separately in section 5.4 of this report.

Phase I ESA - Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA The following tables summarize the potential recognized environmental conditions for the parcels:

	REACH 8- MORGAN HILL
ADDRESS	POTENTIAL RECOGNIZED ENVIRONMENTAL CONDITIONS
35 W. Dunne Ave.	<b>Evidence of environmental concerns exists, and further inquiry is required.</b> No recognized environmental conditions were identified from historical use of the parcel, however, there is a potential risk of impacts to groundwater beneath the parcel from future releases from the adjacent Union 76 service station across Llagas Creek. PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the parcel, to determine if any releases have occurred.
30 W. 5 <sup>th</sup> Street	No evidence of environmental concerns exists, and no further inquiry is recommended. No recognized environmental conditions were identified from historical use of the parcel. A former service station located on the parcel directly across Llagas Creek at 17085 Monterey Road, is located predominantly cross-gradient relative to the parcel, and the risk to the groundwater beneath the parcel from this potential source is considered low.
15 W. 5 <sup>th</sup> Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17105 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17145 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17175 and 17195 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17205 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17245 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
17265 Monterey St.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.
65 W. 3 <sup>rd</sup> Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that pose a significant risk to the parcel.

	REACH 8- MORGAN HILL (continued)
ADDRESS	POTENTIAL RECOGNIZED ENVIRONMENTAL CONDITIONS
60 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
50 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
46 W. 2nd Street	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17415 Del Monte Ave	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17425 Del Monte Ave.	<b>Evidence of environmental concerns exists, and further inquiry is required.</b> A small portion of the Property was previously used as an electrical substation. There are no visible evidence of impacts, however, there is a potential for PCBs to be present in soil. No recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
17535 Del Monte Ave.	No evidence of environmental concerns exists, and no further inquiry is required. No recognized environmental conditions were identified from historical use of the parcel, and no recognized environmental conditions were identified in the vicinity of the parcel that are a potential risk to the parcel.
Hale Avenue	<b>Evidence of environmental concerns exists, and further inquiry is required.</b> The Property was used for row crops from at least 1953 through 1981, ceasing sometime between 1981 and 1998. There is a risk of residual pesticides and fertilizers in soil.

# PROFESSIONAL OPINIONS REGARDING THE CONSEQUENCES OF THE ENVIRONMENTAL CONDITIONS

The consequences of the recognized environmental conditions documented for the parcels involve the potential for residual agricultural chemicals in soil (764-32-017 and 764-32-018, Hale Avenue), and a potential for PCB impacts from prior use of a portion of a parcel for an electrical substation (17425 Del Monte Avenue, APN 767-06-009). The implications of these conditions include the potential for health risks to construction workers, either from direct dermal contact, or inhalation. A potential for impacts to soil and groundwater also exists at these parcels that could be a financial liability to the District. Evidence of agricultural use at the two parcels (764-32-017 and 764-32-018) on Hale Avenue was demonstrated through the review of historical aerial photographs, which indicated that these parcels were used for row crops from prior to 1953 through at least 1981, ceasing some time prior to 1998. No evidence of excessive use of chemicals, releases, hot spots or the exact types of chemicals used was discovered during this assessment.

It is PIERS' professional opinion that parcels used for row crop agriculture within the past 25 years should be further investigated via soil collection and analysis. Row crops are generally routinely sprayed with pesticides, insecticides and fertilizers, which do not rapidly degrade. Carcinogenic materials such as DDT, DDE, DDD, Dieldrin and chlordane are often found in agricultural soils above regulatory threshold limits. The purpose of the investigation is to evaluate human health and ecological risks from this use. If health and safety precautions are implemented regarding this issue without investigation, the precautions may be inadequate, or Soil testing should be performed in those areas unnecessary. where human exposure is likely to occur, prior to any construction activities. Any residual concentrations, if present, are not the result of point sources, and the sampling should be conducted randomly within the area where human exposure is planned to occur.

At 17425 Del Monte Avenue (APN 767-06-009), a small electrical substation is shown on the 1926 Sanborn Fire Insurance Map. The structure, which was shown as a concrete building approximately 20 by 20 feet, is shown near the rear southern corner of the parcel, and a map notation stated that the structure is to be removed. No other information related to this prior use was found, and no signs of the former structure or direct evidence of impacts were observed during the reconnaissance by PIERS. However, based on this previous use, there is a potential for impacts to soil and/or groundwater from PCBs.

There is a potential risk of impacts to groundwater beneath the parcel from future releases at the adjacent Union 76 service station across Llagas Creek from 35 W. Dunne Avenue. PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the parcel, to determine if any releases have occurred.

Phase I ESA - Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

#### 5.4 OTHER POTENTIAL ENVIRONMENTAL CONCERNS

#### 5.4.1 ASBESTOS AND LEAD

Based on observation, where possible, specific suspect asbestoscontaining building materials (ACBMs) and buildings with potential lead-based paint have been noted, and are listed in the summary tables below. No friable ACBMs or significantly chipped paint areas were noted. Buildings with non-friable ACBMs should undergo asbestos surveys if renovations or demolitions are planned.

A number of the structures on the parcels were not accessible for inspection at the time of PIERS reconnaissance, or else access was denied. However, the occurrence of asbestos in building materials and lead in paint is primarily a function of age of construction. ACBMs are not usually found in buildings constructed after 1981. Lead-based paint is not usually found in buildings constructed after 1978.

REACH 8 – MORGAN HILL				
ADDRESS	DATE BUILT	SUSPECT ASBESTOS	SUSPECT LEAD	FRIABLE ACBM
35 W. Dunne Ave.	<1926	Yes	Yes	None observed
30 W. 5 <sup>th</sup> Street	1950	Yes	Yes	None observed
15 W. 5 <sup>th</sup> Street	Completely remodeled	No	No	
17105 Monterey St.	1977, completely remodeled	No	No	-
17145 Monterey St.	Structure removed	No	No	-
17175-17195 Monterey	<1908	Yes	Yes	None observed
17205 Monterey St.	1915	Yes	Yes	None observed
17245 Monterey St.	<1963	Yes	Yes	None observed
17265 Monterey St.	<1908 main building, <1941 small building	Yes	Yes	None observed
65 W. 3 <sup>rd</sup> Street	No structures	No	No	
60 W. 2 <sup>nd</sup> Street	1925	Yes	Yes	None observed
50 W. 2 <sup>nd</sup> Street	1920	Yes	Yes	None observed
46 W. 2 <sup>nd</sup> Street	1925	Yes	Yes	None observed
17415 Del Monte Ave.	<1926	Yes	Yes	None observed
17425 Del Monte Ave.	1900	Yes	Yes	None observed
17535 Del Monte Ave.	1953	Yes	Yes	None observed
Hale Avenue	No structures	No	No	-

April, 2003 **Page** # **45** 

	REACH 8 – MORGAN HILL
ADDRESS	POTENTIAL NON-FRIABLE ACBMS OBSERVED
35 W. Dunne Ave.	Roofing materials (interiors not accessible).
30 W. 5 <sup>th</sup> Street	Roofing materials (interior not accessible).
17175-17195 Monterey	Roofing materials, drywall and joint compound, floor tile and mastic.
17205 Monterey St.	Roofing materials (interiors not accessible).
17245 Monterey St.	Roofing materials (interior entirely remodeled).
17265 Monterey St.	Roofing materials, drywall and joint compound.
60 W. 2 <sup>nd</sup> Street	Drywall and joint compound, floor tile and mastic.
50 W. 2 <sup>nd</sup> Street	Roofing materials (interiors not accessible).
46 W. 2 <sup>nd</sup> Street	Roofing materials (interior entirely remodeled).
17415 Del Monte Ave	Roofing materials (interiors not accessible).
17425 Del Monte Ave.	Roofing materials (interiors not accessible).
17535 Del Monte Ave.	Roofing materials, drywall and joint compound, floor tile and mastic.

#### 5.4.2 RADON

PIERS reviewed the California Statewide Radon Survey Interim Results report prepared by the California Department of Health Services (DHS) with the United States Environmental Protection Agency (EPA) in 1990. In this report, California was organized into nine sampling regions using general geology, climate, and existing radon distribution knowledge. The parcels are located in Region 6, which includes Alameda, Monterey, San Benito, San Francisco, San Luis Obispo, San Mateo, Santa Clara, and Santa Cruz Counties.

The results of the survey indicate that over 94.5% of the homes in this region have radon concentrations below 4 picocuries per liter (pCi/l) of air. The average radon level for Region 6 was 0.6 pCi/l, well below the EPA action limit of 4 pCi/l. Given the low regional radon concentrations, it is unlikely that the parcels will be impacted by the presence of radon. PIERS does not expect radon levels at the parcels to exceed 4 pCi/l.

#### 5.4.3 PCBS

No PCB-containing equipment was identified at the parcels. With regards to Pacific Gas & Electric Company (PG&E) equipment located near the parcels, a PCB-abatement program was initiated and completed in the early 1980's, according to Dan Miller, engineer with PG&E Morgan Hill, who was contacted by PIERS in March of 2002. PG&E has indicated that PCB-containing oil was replaced with mineral oil in 99.9% of all statewide transformers. After replacement, the maximum allowable concentration of residual PCBs remaining in a transformer was 50 ppm. Should there be a concern over the possible existence of PCBs in a transformer, PG&E can be contracted to arrange for an inspection and sampling of the transformer oil. Should the transformer be found to contain PCBs above a concentration of 50 ppm, PG&E will replace that oil at no cost. Should the transformer be found to contain PCBs below 50 ppm, PG&E will charge a fee for the inspection and sampling of the transformer.

Further investigation of one portion of the parcel at 17245 Del Monte Avenue (APN 767-06-009) is recommended due to prior use as an electrical substation. No evidence of the structure or any evidence of impacts was observed during PIERS' reconnaissance. At this location, if the District's activities will include the area of the former substation (rear southern corner of the parcel), the former substation should be located based on the available maps, and a soil sample should be collected and analyzed for the presence of PCB's (EPA Method 8082). If PCBs are present above riskbased screening levels, additional sampling and analysis should be conducted to define the degree and extent of contamination.

#### 6.0 **RECOMMENDATIONS**

#### 6.1 SCOPE OF ADDITIONAL RECOMMENDED INVESTIGATIONS

For the two parcels on Hale Avenue (764-32-017 and 764-32-018) where there is a potential for residual amounts of pesticides and fertilizers to exist in soils due to prior agricultural chemical use, one sample per possibly affected parcel is recommended. The sample should be analyzed for pesticides by EPA Method 8080. If the analytical results of the samples indicate concentrations of contaminants above risk-based screening levels, additional sampling should be conducted to further define the degree and extent of contamination. At 17425 Del Monte Avenue (APN 767-06-009), a small electrical substation is shown on the 1926 Sanborn Fire Insurance Map. To establish that there are no health risks to workers or liabilities for the District due to this prior use, a soil sample at this location is recommended prior to any activities by the District in that area. The sample should be tested for the presence of PCBs. If the analytical results of the sample indicate concentrations of contaminants above risk-based screening levels, additional sampling should be conducted to further define the degree and extent of contamination.

Because there is a potential risk of impacts to groundwater beneath the parcel at 35 W. Dunne Avenue from future releases at the adjacent Union 76 service station directly across Llagas Creek, PIERS recommends that the regulatory agency databases be checked again prior to any District activities at the parcel, to determine if any releases have occurred.

Testing of structures for asbestos and lead, as summarized above (Section 5.4.1), should only be implemented if the District activities will involve modification to or demolition of the structures.

#### 6.2 JUSTIFICATION OF ADDITIONAL RECOMMENDED INVESTIGATIONS

Per District's Board Agenda Memo dated May 7, 2002, these recommendations have been compiled "in order to protect the construction crews from exposure to hazardous materials and to protect the District from the financial liability and legal responsibility for the cleanup of contaminated parcel acquired by the District". The recommendations are site-specific, and location specific within each parcel.

## 7.0 APPENDICES

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## 7.1 MAPS, FIGURES, AND PHOTOS

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### FIGURE 1 - PROPERTY VICINITY MAP

REACH 8, UPPER LLAGAS CREEK MORGAN HILL, CALIFORNIA

NOT TO SCALE FEBRUARY 2003

PIERS ENVIRONMENTAL SERVICES, INC. 1330 S. BASCOM AVE., SUITE F, SAN JOSE, CA 95128 PHONE: 408-559-1248 FAX: 408-559-1224 WWW.PIERSES.COM 7.1.2 PARCEL MAPS

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### **Property Profile**

APN:	767-08-018
Owner 1:	WRIGHT TRUST
Owner 2:	
Phone:	(408)782-2787
Site Address:	15 W 5TH ST
Site City/State:	MORGAN HILL CA

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 Property Profile

 APN:
 767-08-017

 Owner 1:
 RICHTER, GAYLE H TR ETAL

 Owner 2:
 Phone:

 Site Address:
 17105 MONTEREY ST

 Site City/State:
 MORGAN HILL CA
 95037



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## Property Profile

APN:	767-08-016
Owner 1:	RICHTER GAYLE H TRUSTEE & ET AL
Owner 2:	
Phone:	
Site Address:	17145 MONTEREY ST

Site City/State: MORGAN HILL CA

95037



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### FIGURE 2 - PROPERTY SITE PLAN

35 W. DUNNE AVENUE, 15 & 30 W. FIFTH STREET, 17105, 17145, 17175 & 17195 MONTEREY STREET REACH 8, MORGAN HILL, CALIFORNIA

NOT TO SCALE FEBRUARY 2003



#### FIGURE 3 - PROPERTY SITE PLAN

17205, 17245, & 17265 MONTEREY STREET, 65 W. THIRD STREET, 46 - 60 W. SECOND STREET REACH 8, MORGAN HILL, CALIFORNIA

NOT TO SCALE FEBRUARY 2003



#### FIGURE 4 - PROPERTY SITE PLAN

17425 & 17535 DEL MONTE AVENUE REACH 8, MORGAN HILL, CALIFORNIA

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# 7.1.4 PHOTOGRAPHS

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Photo #1: 35 W. Dunne Avenue (APN 767-08-035), view of barn and shed adjacent to Llagas Creek.



Photo #2: View N at Llagas Creek at eastern perimeter of parcel, 76 gas station beyond fence to right.



Photo #3: View east across Llagas Creek, residence at 30 W. 5th Avenue in background (APN 767-08-029).



Photo #4: View south towards residence at rear of parcel, Llagas Creek on left.



Photo #5: View SW, Llagas Creek to left, 17145 Monterey St. in foreground, 15 W. 5th St. in background.



Photo #6: View north along Llagas Creek from 5th St., 15 W. 5th St. to left, 17105 Monterey to right.



Photo #7: View northwest showing insurance agency in former bank building, 17105 Monterey Street.



Photo #8: View SW showing additional view of 17145 Monterey St., 15 W. 5th Street in background.



Photo #9: View east showing office and Sunday School facility at 17175 Monterey Street.



Photo #10: View northeast showing church at 17175-95 Monterey Street (north of other building).



Photo #11: Residence at 17205 Monterey Street, Llagas Creek to right (out of view).



Photo #12: View northwest along Llagas Creek, residence out of view to left (17205 Monterey St.)



Photo #13: Ceramics shop in former residence at 17245 Monterey St, Llagas Creek at rear (out of view).



Photo #14: View northeast along Llagas Creek, rear of 17245 Monterey Street.



Photo #15: Interior Design business (on right) and ceramics shop/apartment, 17265 Monterey Street.



Photo #16: View of creek (to right) along rear of ceramics shop, eastern side of parcel.



Photo #17: View northeast of vacant parcel at 65 W. 3rd Street, creek in background on right.



Photo #18: View N towards Llagas Creek, rear of residences along 2<sup>nd</sup> Street in background (across creek)



Photo #19: View southwest showing residence at 60 W. 2nd Street, Llagas Creek at rear of parcel (to right).



Photo #20: View east along Llagas Creek, rear of parcel at 60 W. 2nd Street, 65 W. 3rd Street to right.



Photo #21: View southeast showing front of residence at 50 W. 2<sup>nd</sup> Street, Llagas Creek behind.



Photo #22: View northwest showing rear portion of 50 W. 2<sup>nd</sup> Street, 46 W. 2<sup>nd</sup> Street on right.



Photo #23: View south showing residence at 46 W. 2<sup>nd</sup> Street, UST pit for adjacent parcel in foreground.



Photo #24: View north showing rear of 46 W. 2nd Street, from across Llagas Creek.



Photo #25: View SW showing residence at 17415 Del Monte Ave., Llagas Creek to right.



Photo #26: View south showing Llagas Creek at Del Monte Avenue, 17415 Del Monte in background.



Photo #27: View east showing front residence at 17425 Del Monte Avenue, Llagas Creek to left.



Photo #28: View northeast along Llagas Creek at 17425 Del Monte Avenue.



Photo #29: View east-northeast showing rear of day care facility at 17535 Del Monte Avenue.



Photo #30: View east-northeast along Llagas Creek, rear of day care facility.



Photo #31: View east showing a portion of parcels at Hale Ave. (APN 764-32-017 and 764-32-018).



Photo #32: View northeast along Llagas Creek, eastern perimeter of parcels (west side of Hale Ave.).

### 7.2 BACK UP DOCUMENTATION

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### 7.2.1 SITE RECONNAISSANCE WORKSHEETS

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	1/31/03 J. Gregor
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B. Operations using, generating, or disposing of hazardous substance	ces. (aliss Dagas Can
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3. ii	
F. Type of operations conducted on the property.	
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C. Potable	e water sources within <sup>1</sup> / <sub>2</sub> mile.
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<ul> <li>3. Operations using, generating, or disposing of hazardous substances.</li> <li>Alme</li> <li>2. Potable water sources within ½ mile.</li> <li>More absorved:</li> <li>D. Geologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>D. Geologic, hydrologic, bydrologic, b</li></ul>	Ilito N- Vacant (across (nech	) Adj to S- W. 5th than Cal Feel
None 2. Potable water sources within ½ mile. More absorved. 3. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. 3. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. 3. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. 3. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. 3. Rela hvel, flat, let draws b NW pertine - Storn Drum 1964 to Creek Have Socth 3. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. 3. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. 3. Site July 1. July 1	Idj to & - Nes. Jon hal (across (red	h) (reconcer-12)
None observed. D. Geologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively flat, let draws to NW perform - Stern Orun 1964 to Creek Haws Sorth Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map . Type of operations conducted on the property.	3. Operations using, generating, or disposing of ha	azardous substances.
None observed. D. Geologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively flat, let draws to NW perform - Stern Orun 1964 to Creek Haws Sorth Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map . Type of operations conducted on the property.		
None observed. D. Geologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively flat, let draws to NW perform - Stern Orun 1964 to Creek Haws Sorth Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map . Type of operations conducted on the property.	Alone	
<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li><u>Relatively flat</u>, let draws lo NW perturn - Storn Drun 1 fet to Creek Haws Sorth</li> <li>2. Site layout: location of facilities, operations, structures, and empty and occupied user spaces.</li> <li>a. Site Map</li> <li>Type of operations conducted on the property.</li> </ul>	· · · · · ·	
Anne observed. D. Geologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively flat, let draws to NW perform - Stern Orun 1964 to Creek Haws Sorth Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map Type of operations conducted on the property.		
<ul> <li>D. Geologic, hydrologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>Rela hvels flat, led draws to NW perhan - Storn Drum infet to Creek Haws Sorth</li> <li>2. Site layout: location of facilities, operations, structures, and empty and occupied user spaces.</li> <li>a. Site Map</li> <li>Type of operations conducted on the property.</li> </ul>	C. Potable water sources within <sup>1</sup> / <sub>2</sub> mile.	
<ul> <li>D. Geologic, hydrologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> <li>Rela hvels flat, led draws to NW perhan - Storn Drum infet to Creek Haws Sorth</li> <li>2. Site layout: location of facilities, operations, structures, and empty and occupied user spaces.</li> <li>a. Site Map</li> <li>Type of operations conducted on the property.</li> </ul>		
adjacent properties. Rela hvels flat, let draws lo NW portion - Storm Oran 1964 to Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map Type of operations conducted on the property.		
adjacent properties. Rela hvels flat, let draws lo NW perhan - Storn Orun 1964 to Creek Haws Sorth Site layout: location of facilities, operations, structures, and empty and occupied user spaces. a Site Map Type of operations conducted on the property.	Done abserved.	
a site Map . Type of operations conducted on the property.	Done abserved.	
. Type of operations conducted on the property.	D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties. <u>Rela fivels flat</u> , let draw	
. Type of operations conducted on the property.	D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties. <u>Rela hvels Mas</u> <u>let draus</u> <u>Creek Mas</u> Sorth	s /2 NW porton - Storn Oren 19fet to
	D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties. <u>Rela hvels flat</u> , let draum Creek Haws South	s /2 NW porton - Storn Oren 19fet to
	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li><u>Relahvels Mat</u>, let drawn Creek Mans Sorth</li> <li>E. Site layout: location of facilities, operations, structure Street Map</li> </ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.
Insuance-office	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li>Rela hvels Mat, lot draws Creek Mans South</li> <li>E. Site layout: location of facilities, operations, structure of the south of the sout</li></ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.
	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li><u>Rela hvely Mat</u>, let drawn Creek Mans Sorth</li> <li>E. Site layout: location of facilities, operations, structure STR Map</li> </ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.
	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li><u>Relahvels Hat</u>, <u>lef draws</u> <u>Creek Haws</u> <u>South</u></li> <li>D. Site layout: location of facilities, operations, structure of the south of the property.</li> </ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.
	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li><u>Relahvels Mat</u>, let drawn Creek Mans Sorth</li> <li>E. Site layout: location of facilities, operations, structure of the Map</li> <li>Type of operations conducted on the property.</li> </ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.
	<ul> <li>D. Geologic, hydrogeologic, hydrologic, and topog adjacent properties.</li> <li><u>Relahvels Mat</u>, let drawn Creek Mans Sorth</li> <li>E. Site layout: location of facilities, operations, structure of the Map</li> <li>Type of operations conducted on the property.</li> </ul>	a /o NW perhan - Stern Oren 19fet to uctures, and empty and occupied user spaces.

None observed H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. None aleserver \_\_\_\_\_ I. Evidence of past or present aboveground and underground storage tanks. None observed · · · · J. Presence of floor drains. and the second None observed K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None observer L. Potential waste discharge into ditch or stream on or adjacent to property. Nne abserved \_\_\_\_\_ M. Storage and handling of hazardous substances. no balley on growed in small feated yeek. in it or dispose of it by receiping ercept trash end lasure rens contain ? 54 a 15  $\omega$ .

N. Noxious and other strong odors. Vine alsowed O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in the field notes. None observed \*\* P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. None alsowed Q. Potential of asbestos-containing building material (ACBM). Not likely based on app. age of puilding - appears entroly remake recently R. General housekeeping. V- 9001 . S. Additional comments. .

1.31.03 ïБ SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17145 Monkey 54 (767-08-016) A. Use of subject property and adjacent properties. Vacant win uses Agency (17405 Monterer) Adj to N - Rectary + Ch Adj to West - Residential inch AUJNE - Monterry St. B. Operations using, generating, or disposing of hazardous substances. no acan C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. None observed) D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Stopes very gently S Creek Plans to South \_\_\_\_\_ E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. No fectures, Vacant Type of operations conducted on the property. V-ne-

1. S	G. Approximate quantities of hazardous substances stored	, used, generated, and dispose	d of by operations
z.	performed at the property.		
ņ			

None H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. ı Alme \_\_\_\_\_ \_\_\_\_\_\_ \_\_\_\_\_ I. Evidence of past or present aboveground and underground storage tanks. None \_\_\_\_\_ J. Presence of floor drains. None . \_\_\_\_\_ K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. \_\_\_\_\_ None \_\_\_\_\_ \_\_\_\_\_ L. Potential waste discharge into ditch or stream on or adjacent to property. Vone \_\_\_\_\_ M. Storage and handling of hazardous substances. None 

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Any storage the field no		iners, if it is know	n that the contents	s are not hazardo	us, should be	specified
None	· · ·				 	
Electrical ec	uipment that may	v contain polychlor	inated biphenyls (	(PCB): transform	iers, large capa	acitors, et
Nore						
Potential of	asbestos-containi	ng building materi	al (ACBM).			
None						
<u>·</u>			· · ·			•
General hou		<b>.</b>				
6000	(racant,	)				
Additional c	omments.					•
						·
						, 
					. <u>.</u>	

SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17/75-217195 Markey 52 (767-08-015. 767-08-014) A. Use of subject property and adjacent properties. To NW - 5th St, Then Positorhal to NE-Montest SW - apts St -vacant B. Operations using, generating, or disposing of hazardous substances. None C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. None abserved. D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively flok, Creek Hous to South E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. See time F. Type of operations conducted on the property. Sae #/1

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property. Only netral graphies of paint & claming 5 opplies H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. Ame observed I. Evidence of past or present aboveground and underground storage tanks. None abrenced J. Presence of floor drains. None observed K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None observed L. Potential waste discharge into ditch or stream on or adjacent to property. None observed \_\_\_\_\_. M. Storage and handling of hazardous substances. None absorver 

N. Noxious and other strong odors. Mone observed O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in the field notes. A sne olisewed P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. None abserver \_\_\_\_\_ Q. Potential of asbestos-containing building material (ACBM). Roofing materials Interior Floor + Cerling covering . the Smastic · R. General housekeeping. \_\_\_\_\_ 6001 S. Additional comments. \_\_\_\_\_ ١.

1-31-63 SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17205 Monterey St. (767-08-006) A. Use of subject property and adjacent properties. Property Ner, lastral Adi to S - W. 4th St. then chevil to W - Ins agences to N - potting studio B. Operations using, generating, or disposing of hazardous substances. \_\_\_\_ Nine C. Potable water sources within  $\frac{1}{2}$  mile. None also. D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Slips horards Creek (east) Creek flows South E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. See Sito Map F. Type of operations conducted on the property. \_\_\_\_\_ Residential

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property. Interior of res. not accessible 5 1-1 mel contreper, 15 gal pail punt, propone cylinesters for fractor H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. None des. (interna of res. returness the) I. Evidence of past or present aboveground and underground storage tanks. No J. Presence of floor drains. None also. (intera of residence not accessible) K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None olis. L. Potential waste discharge into ditch or stream on or adjacent to property. None ols. . M. Storage and handling of hazardous substances. See # G

N. Noxious and other strong odors	} <b>.</b>		:	•	
<u> </u>			·	•	•
plone als,					
·				-	
O. Any storage drums and contained	ers, if it is known the	at the contents are	e not hazardous,	should be spe	cified
the field notes.					
None abs.		<u> </u>			
P. Electrical equipment that may co	ontain polychlorinate	ed biphenyls (PC)	B): transformers,	large capacit	ors, et
None obs.					
		<u> </u>	· · · ·		
	-				
Q. Potential of asbestos-containing	; building material (A	ACBM).		•	
Yes based in appl	went as of 5	mare	<b>.</b> .		
The part of apple					
· · · ·					
R. General housekeeping.					
Fan	· · · · ·				
Fac	·				
	· · ·	· · · · · · · · · · · · · · · · · · ·	· ·		
				-	
3. Additional comments.					
			,		
				, <del>-</del>	

SCVWD HMI LLAGAS CREEK PROJECT
FIELD RECONNAISSANCE WORKSHEET
Address or APN of subject site: 17245 Monterey St. 767-08-045
A. Use of subject property and adjacent properties. <u>NOTE - Rear portion of percel across creek is vacant</u> <u>(eranucs Studio in sm former Posidence</u> <u>Adj to N - Int Design bysiness &amp; cennecs studio (17265 Mentey)</u> <u>Adj to S (across Creek) - Pasidence (17103Montare)</u> <u>Adj to W - Reordents al (across creek)</u> Adj to E-Montarej St.
Note - Rom porton of price avons Creek is vacant
Ali Al 124 De 6 100 Par de 1200 de 17215 Martan
Al. L S (acros (reel) - Day A comes Studios (17650 menory)
Ali tobi - Residenti al (across creek) Ady h E-Monteres St.
B. Operations using, generating, or disposing of hazardous substances.
- Painting & glazing of oramecs
C. Potable water sources within <sup>1</sup> / <sub>2</sub> mile.
None observed
D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the
adjacent properties.
Property rel ahver flat.
( reek flows to South
E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces.
Bldg on hortx 's of parcel near street (termer residence)
Guth hat parcel adjacent to building paved w asphalt
small shed bekind building
F. Type of operations conducted on the property.
. Type of operations conducted on the property.
Jee AB

None abserved exc rebal quartetes of paent & gkilas H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. Nine observer/ . I. Evidence of past or present aboveground and underground storage tanks. None observed J. Presence of floor drains. New observed (not all reams inspected, but upp none) Oldg 15 over a crawl space K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. Nine observed L. Potential waste discharge into ditch or stream on or adjacent to property. ame observed M. Storage and handling of hazardous substances. See # G

N. Noxious and other strong odors. None observer Ferries L O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in the field notes. None observer P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. sec.sl me ob zanna Q. Potential of asbestos-containing building material (ACBM). Appears entirely remodelectee andy D al stachre antonce exterior exc poss Roofing Maleica on brenen R. General housekeeping. 200 S. Additional comments. \_ .

1-31-0\_3 17 ner Gerald Di Salvo SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17265 Monterry St. (767-08-044) A. Use of subject property and adjacent properties. Brone h - large Two story Residence is Interior Dasign Business Small one story four garage? at rear is apt. + coramics stacks to W- & Cross week- resultantial Ceramico Shap 2 and gallong B. Operations using, generating, or disposing of hazardous substances. Ceramecs production - v smallscale Maen building not accessible - no signeficant giantities percure C. Potable water sources within 1/2 mile. Alone observed ne wells an sike D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Relatively Mat lot, Wiside of creek spor to Creek Orock Hins Serte E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. main builden N such of parcel row street ady to cree sarlin F. Type of operations conducted on the property. Interior clasign + Carameco, bead Ship, floral classes

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property. · one son fuel container - exterior Small quantities of commences glaze & paint a shuked main building not accessible reportedy no signeficent quantities Intern loign H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. None observed. Mains bldg, has full bent a simp pinp bu reputefly does not flood Not accessible I. Evidence of past or present aboveground and underground storage tanks. M. Nine \_\_\_\_ J. Presence of floor drains. i. Basement of main bldg repartedly has simp primp Nono als. K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None observed L. Potential waste discharge into ditch or stream on or adjacent to property. None observed \_\_\_\_ M. Storage and handling of hazardous substances. see #G

Non observed O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in ŝ. the field notes. None observed er og som P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. Kine observed Q. Potential of asbestos-containing building material (ACBM). In small remanecs shide conernas In man bldg - exterior - tooping meterial Issume interen has Floor he & masher + wallcovery R. General housekeeping. · . Good S. Additional comments. \_\_\_\_\_. . 

	1-31-03
	TO
1	SCVWD HMI LLAGAS CREEK PROJECT
and an other states	FIELD RECONNAISSANCE WORKSHEET
	Address or APN of subject site: $65 W. 3n Sh. (167-07-065)$
	A. Use of subject property and adjacent properties.
A	Vacant
r r	Adjacent - Residential, except to east alross creek, which is accepted by Verizon Wineless
and the second	B. Operations using, generating, or disposing of hazardous substances.
<b>.</b>	None
(	C. Potable water sources within <sup>1</sup> / <sub>2</sub> mile.
- 	None alserved
£	
	<ol> <li>Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties.</li> </ol>
	Slipes to creek (east) (reek Flows South
– E	2. Site layout: location of facilities, operations, structures, and empty and occupied user spaces.
-	(Vecant)
10000000	(Viecani)
е - <u>-</u>	
F	. Type of operations conducted on the property.
	None

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property. Nne H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water.

.\_\_\_\_\_

\_\_\_\_\_

Nine

I. Evidence of past or present aboveground and underground storage tanks.

J. Presence of floor drains.

None

Vine

None

K. Potential waste disposal as indicated by filling, grading, mounds, or depressions.

L. Potential waste discharge into ditch or stream on or adjacent to property.

None except household garbage M. Storage and handling of hazardous substances. None 

- wai

Nne				
<u> </u>			-	
	s and containers, if it is kn	own that the contents a	re not hazardous, should	l be specified
the field notes.				-
Nine				
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			· · · · · · · · · · · · · · · · · · ·	
• •				~
. Electrical equipme	nt that may contain polycl	nlorinated biphenyls (PC	CB): transformers, large	capacitors, e
None	•			
			,	· · ·
. Potential of aspest	os-containing building ma	iterial (ACBM).		
	<u> </u>			
None		· · ·		
			·	
		· ·	· .	· ·
	,	· · · ·		
Concernal houseless	in a			
General housekeep	ning.		·	
(Vacant				
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1/31.03 TG SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 46 W. 2nd St 767.07-061 A. Use of subject property and adjacent properties. Property - Residential to Secross creek - Vacant to N across W. Ind - residential to E - nesidential to w - Vernon Wireless - note - UST near W. 2nd B. Operations using, generating, or disposing of hazardous substances. none observed C. Potable water sources within  $\frac{1}{2}$  mile. nene observer D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Flat, Creck Hous to south E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. Rosidonce near street Small garage at rear F. Type of operations conducted on the property. Residential vsage only

Rental, No access to indeur No significant quantities expected or observed a interes H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. No 50, 1 5 humg ob served. See # 6 - 1 nl. not accessed I. Evidence of past or present aboveground and underground storage tanks. None observed. J. Presence of floor drains. over crawl space K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None obsided L. Potential waste discharge into ditch or stream on or adjacent to property. None observed except free + brush clippings \_\_\_\_\_ M. Storage and handling of hazardous substances. None observed 

Nine	observed	·					·
O. Any storage dr the field notes.	ums and containers	s, if it is known	that the conte	nts are not ha	azardous, sh	ould be sp	pecified
None of	lame /						
		•					
P. Electrical equip	ment that may con	tain polychlori	nated biphenyl	s (PCB): trar	nsformers, la	arge capac	citors, etc
None of	Sand						
•							-
2. Potential of asb	estos-containing b	uilding materia	l (ACBM).	110		,	,
2. Potential of asb	estos-containing b	<i>i</i>			render	170000	240
2. Potential of asb ex Art Sill Yes bages	estos-containing b (a) owner, M an apparent	<i>i</i>	l (ACBM). Vas Cary. Assobre		render	170001	241
2. Potential of asb ex Art Silv Yes <u>bages</u> . Roofing m		<i>i</i>			render	170000	240
Yes based Roofing m	an apparen	<i>i</i>			render	170000	1241
Yes baged Roofing m	an apparen	<i>i</i>			render	170000	1241
Yes baged Roofing m	an apparen	<i>i</i>			revola	170581	1242
Yes baged Roofing m	an apparen	<i>i</i>			revolo	170581	241
Yes baged Roofing m	an apparen	<i>i</i>			render	170571	2410
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			nensles	170571	2410
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			newsles	170571	2910
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			revelo	170 6 7 1	2410
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			nemodos		2410
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			<u>newslos</u>	170 6 / 1	1 <u>2yr</u>
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>			render	170 6 7 1	<u> </u>
Y <u>is baged</u> Roofing m General housek	eeping.	<i>i</i>				1 <u>70 6r 1</u>	12yıs
2. Potential of asb <u>ex Art Silv</u> <u>Yes baged</u> . Roofing ma 2. General housek <u>Corro</u> . Additional com	eeping.	<i>i</i>				1 <u>70 6 r 1</u>	
Yes <u>haged</u> Roofing m Corro	eeping.	<i>i</i>					1 <u>2</u> 47.0

1-31-03 TG SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 50 W. 2 nd St 767-07-060 A. Use of subject property and adjacent properties. <u>Property & adj parcels to to W</u> & N across W. 2nd - Kesidenhal TO S across (nech - vacant B. Operations using, generating, or disposing of hazardous substances. None oles. C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. None als .\_\_\_\_ D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Flat, creek Hows to Sorth E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. Residence near street, Small sted at for F. Type of operations conducted on the property. Rosidential Usege only

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property.

None observer fran sidewald 77 H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. No actes agreement I. Evidence of past or present aboveground and underground storage tanks. None also. J. Presence of floor drains. a year instructed over a crowl space K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. None ols . \_\_\_\_\_ L. Potential waste discharge into ditch or stream on or adjacent to property. Nor abs. M. Storage and handling of hazardous substances. See #G

N. Noxious and other strong odors.		:	
None als.			
None ou .		·	
O. Any storage drums and containers, if i	it is known that the c	ontents are not hazardous.	should be specified in
the field notes.			1
None obs.			
· · · · · · · · · · · · · · · · · · ·	**		
		<u> </u>	
P Electrical equipment that may contain	nolychlorinated hinh	envis (PCB). transformer	large canacitors etc
P. Electrical equipment that may contain	porycinormated orph		s, large capacitors, etc
None obs PGE pole mor	new fransform	a by sidewalk a	aleken to
Cartan PCBs			
2. Potential of asbestos-containing buildi	ing material (ACBM)	).	•
()			
les based on age of	shichne.	· · · · · · · · · · · · · · · · · · ·	
Exterior - roof	ing materia	<u> </u>	
. General housekeeping.			•
. Ceneral nousekeeping.			
Good			
Additional comments.			
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1-3/-03 SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 60 W. 2nd st. (767-07-043) A. Use of subject property and adjacent properties. prosty-Residential - owner John Willenberger (present) smjorhm across street is Adj to 5 - Vacant (across Creek) Vacant Adj to W - Vacant Adj to E - Residential Adj to N - W. Ind then all residential B. Operations using, generating, or disposing of hazardous substances. C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. Vone observed D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Flat, creek flows to Sorth TE. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. Residence reare street, lot is feaced, su. strage shed F. Type of operations conducted on the property. Les idential usage on

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property.

None sac. V. Smill (retail) quentities of housefuld haravdors matorials TH. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. Noneolisawa \_\_\_\_\_ I. Evidence of past or present aboveground and underground storage tanks. Dineobsoned. Sec. 1 J. Presence of floor drains. None ofserved K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. . . Noneobserver L. Potential waste discharge into ditch or stream on or adjacent to property. Nove alsowed except brush & tree cottongs along bank

\_\_\_\_\_

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M. Storage and handling of hazardous substances.

Non observed except as in "G"

A Jo \_\_\_\_\_ Ś. 2 O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in the field notes. No . P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. XIC Q. Potential of asbestos-containing building material (ACBM). Floor hle - k. hle . wall - certing boar R. General housekeeping. V .. 9002 . S. Additional comments. \_\_\_\_\_ . ١.

ペッシンロる Interior of residence 2-7-03 SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17415 Del Monte Ave. AM 76-7-06-016 A. Use of subject property and adjacent properties. except tecross Del Monte to ait - small shymall B. Operations using, generating, or disposing of hazardous substances. None C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. None observed. . D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Steep N Foceny slype to South Creek Hons overall to South, to BE in area of Prijert E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. stry Victoria house near street, shed at new ady to N Side F. Type of operations conducted on the property. Residentia Usace a

None expected of home + shed not access, ble significant gualteresegrected No H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. No spend sol abserved terin of have a shar not accessible I. Evidence of past or present aboveground and underground storage tanks. Noneobserved J. Presence of floor drains. house is over a coard space K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. Alone observed L. Potential waste discharge into ditch or stream on or adjacent to property. None observed . M. Storage and handling of hazardous substances. See #G

N. Noxious and other strong odors. line observed. O. Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in 1 the field notes. Noneobserved in the second second P. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc. None observed. Q. Potential of asbestos-containing building material (ACBM). base 1 residance an all o bard, junt cpd, the Emastre- all assumed ma R. General housekeeping. 1000 S. Additional comments. .
1.31-03 Note: menoral 2 residences on enspec SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17425 Def Mante Ave. (767-06-009) A. Use of subject property and adjacent properties. <u>All residenteal</u> <u>Area on W side of creek is rocant</u> B. Operations using, generating, or disposing of hazardous substances. Vone C. Potable water sources within 1/2 mile. None observe / D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Steep N facen ades aprels Het nel eat hours to sort werall, to SE at Property E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. 2 residences - one by streat, one a rear F. Type of operations conducted on the property. residential usopea

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property.

Interiors of structures not accessible ios expect No signelicent qua venon H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. No straned so, / observed No stund sol accessible I. Evidence of past or present aboveground and underground storage tanks. None abserved J. Presence of floor drains. Interiors of structures not accomple K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. Noneobserved \_\_\_\_ 2 2. Potential waste discharge into ditch or stream on or adjacent to property. None observed M. Storage and handling of hazardous substances. Lee #6 \_\_\_\_\_

Real Provide Automatical Provi	N. Noxious and other strong odors.
	Noneobswed
	). Any storage drums and containers, if it is known that the contents are not hazardous, should be specified in
n an	the field notes.
P Second	
P	. Electrical equipment that may contain polychlorinated biphenyls (PCB): transformers, large capacitors, etc.
	Non observed
Q	Potential of asbestos-containing building material (ACBM).
- Ex	Yes bused on apperent age of res. Idences
	Interior (assembed)
	Governa Govern
an regional Antonio	
	Additional comments.

1-31-03 +2-7-03 J. breger SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 17535 Del Mande Ave (767-05-036 A. Use of subject property and adjacent properties. Day Care & Pre School Residential ar vacant B. Operations using, generating, or disposing of hazardous substances. W me C. Potable water sources within  $\frac{1}{2}$  mile. None observed D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. On relatively flat Lenan Creek flows SE & S E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. See tons F. Type of operations conducted on the property. Day Care & Preschool

G. Approximate quantities of hazardous substances stored, used, generated, and disposed of by operations performed at the property.

No significant quantities of deaners + blogs mant . suples Robard question H. Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then water. Noneobserved \_\_\_\_\_ I. Evidence of past or present aboveground and underground storage tanks. None observed J. Presence of floor drains. None observed, although not all norms inspected K. Potential waste disposal as indicated by filling, grading, mounds, or depressions. \_\_\_\_\_ A some observed L. Potential waste discharge into ditch or stream on or adjacent to property. None ibserver \_\_\_\_\_ . \_\_\_\_\_ M. Storage and handling of hazardous substances. \_\_\_\_ Joe AM .

None observed		
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Any storage drums and containers, if it is known that the	contents are not hazardous, should be specifi	ied
the field notes.	1	
None observed	· · · · · ·	•
Vine opserved		
Electrical equipment that may contain polychlorinated bij	phenyls (PCB): transformers, large capacitors	s, et
	· · · · · · · · · · · · · · · · · · ·	
None observed	· · · ·	
· · · ·		
Potential of asbestos-containing building material (ACBI	M).	
	<u> </u>	
Roofing material		
Interior - The & mashe Amont a	2all Psetty board	
	<b>J</b>	
General housekeeping.		
Good		
Additional comments.		

1/31/03 J. Greger SCVWD HMI LLAGAS CREEK PROJECT FIELD RECONNAISSANCE WORKSHEET Address or APN of subject site: 76432-017 & 76432018 A. Use of subject property and adjacent properties. <u>Property - Vacant</u> <u>Adjacent purcels - residential</u> B. Operations using, generating, or disposing of hazardous substances. None C. Potable water sources within <sup>1</sup>/<sub>2</sub> mile. None observed D. Geologic, hydrogeologic, hydrologic, and topographical characteristics of the subject property and the adjacent properties. Flat E. Site layout: location of facilities, operations, structures, and empty and occupied user spaces. Flat, vacant, grassy vegetation F. Type of operations conducted on the property. None

	None
I. S	Stained soil, flooring, drains, sumps, and walls that could have been caused by substances other then wat
	None
. E	vidence of past or present aboveground and underground storage tanks.
	None
. P1	resence of floor drains.
	None
	None
	None
. P	Nme Potential waste disposal as indicated by filling, grading, mounds, or depressions.
	otential waste disposal as indicated by filling, grading, mounds, or depressions.
	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
	otential waste disposal as indicated by filling, grading, mounds, or depressions.
	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
. P	Potential waste disposal as indicated by filling, grading, mounds, or depressions.
. P	Potential waste disposal as indicated by filling, grading, mounds, or depressions.

	None			·				
	storage drum field notes.	is and contai	ners, if it is k	nown that the con	itents are not l	hazardous, sh	ould be sp	ecified
	Ime							
				Na.				
. Elect	rical equipm	ent that may	contain polye	chlorinated bipher	iyls (PCB): tra	ansformers, l	arge capac	itors, et
1	Vone		•					
						•		
·								
. Poter	ntial of asbes	tos-containir	ng building m	aterial (ACBM).				
K	me	-	•			•		
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(	Vacan	F)						
Addit	tional comme	anta						
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### 7.2.2 Environmental Disclosure Interview questionnaires



	SCVWD HMI Llagas Creek Project Environmental Disclosure Interview Questionnaire
Pr	ddress and APN of Subject Site: <u>30 W. 5<sup>th</sup> Avenue</u> <u>APN # 767-08-029</u> operty Owner Interviewed:
Ti	tle of Persons Interviewed:
A.	Industrial, commercial, or manufacturing uses (past and present) of the property or any facilities located on the property;
	NONG
в.	Industrial, commercial, or manufacturing uses (past and present) of adjacent properties or any facilities located on the adjacent properties;
	ONE TIME FLYING A SERVICE & GAS STATION NOW & BANK
C.	Current and previous practices for storage, use, and disposal of any pesticides, automotive, or industrial batteries, paints, or any other hazardous substances and chemicals excepting undamaged containers of consumer products that are under 5 gallons in total volume;
	NONG
D.	Presence of fill dirt that originated from a contaminated site or is of unknown origin;
	NONE
	· · · · · · · · · · · · · · · · · · ·

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E. Knowledge or evidence of the current or previous existence of pits, ponds, or lagoons that could be connected with waste treatment or disposal;

	NONE
~	
	Presence of any stained soil;
	NONE
_	
J.	Knowledge of the current or previous existence of registered or unregistered underground storage
	tanks (UST) or aboveground storage tanks (AST);
	NONE
_	
I.	Knowledge or evidence of current or previous existence of fill pipes, vent pipes, or access ways that may
I.	Knowledge or evidence of current or previous existence of fill pipes, vent pipes, or access ways that may indicate fill pipes;
I.	
I.	Knowledge or evidence of current or previous existence of fill pipes, vent pipes, or access ways that may indicate fill pipes;
I.	
I.	
I.	
I.	
K	MONE         MONE         Include of the current or previous existence of stained flooring, drains, or walls located within facilitie
K	
K	NONE
K	MONE MONE Lowledge of the current or previous existence of stained flooring, drains, or walls located within facilitie a the property; 65 Foc7 RETAINING WALL FROM WEST FIFTH
. K	NONC Lnowledge of the current or previous existence of stained flooring, drains, or walls located within facilities in the property;
. K	MONE MONE Lowledge of the current or previous existence of stained flooring, drains, or walls located within facilitie a the property; 65 Foc7 RETAINING WALL FROM WEST FIFTH
. K	MONE MONE Lowledge of the current or previous existence of stained flooring, drains, or walls located within facilities a the property; 65 Foc7 RETAINING WALL FROM WEST FIFTH

	NONE
	Knowledge or evidence of the existence of private wells or nonpublic water systems that have been designated as contaminated by any governmental or environmental agency;
	NONE
	-
	Environmental liens or governmental notification of current or past violations of environmental laws in connection with the property;
	NONE
	- WONE
·	
4.	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
4.	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
4.	Receipt of information of any current or previous existence of hazardous substances or environmental
<b>1</b> .	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
<u>л</u> .	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
<u>я</u> .	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
[. ]	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
I. H	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
I. H	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property; MoME Knowledge of the current or previous existence of hazardous substances or environmental violations in
I. H	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;

O. Existence of pending lawsuits or administrative proceedings concerning the release or threatened release of any hazardous substances or environmental violations;

_	NONE
P.	Current or previous discharge of wastewater, other than storm water, directly to a ditch or stream on or adjacent to the property;
	NONE
Q.	Current or previous dumping, burying, or burning of construction debris, hazardous substances, unidentifi waste material, tires, automotive or industrial batteries, or any other trash or debris;
	ren known
R.	Existence of electrical or hydraulic equipment known to contain PCBs currently or previously on the site;
	UNKNOWN
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and the removal contractor);
_	NONE
	,

T. Occurrence of fires on the property that involved PCBs (if so, obtain the occurrence date and the remediation method used);

A CONTRACTOR

U. Existence of ACBM anywhere on the site; U. Obtain documents (MSDS) U. Obtain documents; MY UTLETY LINES EAS, WATER & SEWER FLUE Part UDTY REM. ADSACENT TO THE GS FOOT RETAILS (MARCE) ANY FOUSE ALSO HEDGE & SERVER FLUE Part UDTY REM. ADSACENT TO THE GS FOOT RETAILS (MARCE) ANY FOUSE ALSO HEDGE & SERVER FLUE Part U. ANY FOUSE ALSO HEDGE & SERVER FLUE Part U. ANY FOUSE ALSO HEDGE & SERVER FLUE Part D. AST PERTING AND TO FEEL OF RETAILS (MARCE) U. STREE MAD ADSACENT TO THE GS FOOT RETAILS (MARCE) U. STREE ALSO HEDGE & SERVER FLUE Part U. ANY FOUSE ALSO HEDGE & SERVER FLUE PART U. ANY FOUSE ALSO HEDGE & SERVER FLUE PART D. AST PERTING AND TO FEEL OF RETAILS (MARCE) D. AST PERTING AND TO FEEL OF RETA	repkrown		
U. Existence of ACBM anywhere on the site;         U. Dynamic of the site of the site;         U. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase 1 HMI       NON C         2. Site Investigation Reports       NON C         3. Material Safety Data Sheets (MSDS)       NON C         4. Air Emissions Permits       NON C         5. Wastewater Permits       NON C         6. Solid Waste Permits       NON C         7. Hazardous Waste Permits       NON C         9. UST Permits and Tank Test Results       NON C         9. UST Permits and Tank Test Results       NON C         9. UST Permits / Registration       NON C         W. Additional Comments;	MKKNOWN_		
U. Existence of ACBM anywhere on the site; U. Obtain documents (MON C Solid Waste Permits NON			
U. Existence of ACBM anywhere on the site; U. Existence of ACBM anywhere on the site; $U. Existence of ACBM anywhere on the site;$ $U. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to: I. Previous Phase I HMI Now C Site Investigation Reports Now C A ir Emissions Permits Now C Solid Waste Permits$			
$\mathcal{W} \not k \mathcal{NOWN}$ V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase I HMI $\mathcal{NONE}$ 2. Site Investigation Reports $\mathcal{NONE}$ 3. Material Safety Data Sheets (MSDS) $\mathcal{NONE}$ 4. Air Emissions Permits $\mathcal{NONE}$ 5. Wastewater Permits $\mathcal{NONE}$ 6. Solid Waste Permits $\mathcal{NONE}$ 7. Hazardous Waste Permits $\mathcal{NONE}$ 8. HMMPs $\mathcal{NONE}$ 9. UST Permits and Tank Test Results $\mathcal{NONE}$ 10. AST Permits / Registration $\mathcal{NONE}$ W. Additional Comments; $\mathcal{MONE}$ W. Additional Comments; $\mathcal{MONE}$ Property Owner Signature: $\mathcal{OAMEC}$ Property Owner Signature: $\mathcal{OAMEC}$			
UNKNOWN         V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits / Registration       NONE         W. Additional Comments;       MANE         MY       WILLITY       LINES         MY       HDSACENT       To         MY       HDSACENT       To         MY       HOWESE       ALSO FEOT RETAINT WATTO THE GS FEOT RETAINT WATTO MAY         TO       MY       HOWESE       ALSO HEAGEE & SHRWES FWO         Property Owner Signature:       WARWER WARWARD       Date: $11/29/0.4$			
V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits/Registration       NONE         W. Additional Comments;       MONE         MY       WILLITY LINES       LAS, WATER & SEWER flux Pain         MY       MOSE       4L30         MONE       Keeker       To         Property Owner Signature:       Walter Walter	U. Existence of ACBM anywhere on the si	ite;	
V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits/Registration       NONE         W. Additional Comments;       MONE         MY       WILLITY LINES       LAS, WATER & SEWER flux Pain         MY       MOSE       4L30         MONE       Keeker       To         Property Owner Signature:       Walter Walter	14.4.4		
<ul> <li>V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:</li> <li>1. Previous Phase I HMI</li></ul>	<u> </u>		
V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits / Registration       NONE         W. Additional Comments;       MANE         MY       W1/L/TY       LINES         MY       W1/L/TY       LINES         Fee wood       FENCING       MERGE & Starwas profiles         Property Owner Signature:       Walter       Walter			
<ul> <li>V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:</li> <li>1. Previous Phase I HMI</li></ul>		<u> </u>	
<ul> <li>V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies documents that may include, but are not limited to:</li> <li>Previous Phase I HMI</li></ul>			
documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits / Registration       NONE         W. Additional Comments;       MATER & SEWER PLUE PRINCE         MY       UTILITY LINES       BAS, WATER & SEWER PLUE PRINCE         IDETY       RebM       ADSACENT         To       THE       GS         For MY       HOUSE       ALSO         Property Owner Signature:       WABULEY       Date:         Date:       11/29/0.			
documents that may include, but are not limited to:         1. Previous Phase I HMI       NONE         2. Site Investigation Reports       NONE         3. Material Safety Data Sheets (MSDS)       NONE         4. Air Emissions Permits       NONE         5. Wastewater Permits       NONE         6. Solid Waste Permits       NONE         7. Hazardous Waste Permits       NONE         8. HMMPs       NONE         9. UST Permits and Tank Test Results       NONE         10. AST Permits / Registration       NONE         W. Additional Comments;       MANE         MY       UTILITY       LINES         MY       HOUSE       ALSO         MY       UTILITY       LINES         MY       UTILITY       LINES         MY       HOUSE       ALSO         HARE       MONE       TO         MY       UTILITY       LINES         MY       HOUSE       ALSO         MY </td <td>V. Obtain documents (requested through D</td> <td>District) that are, or have beer</td> <td>a applicable to the site. Obtain copies</td>	V. Obtain documents (requested through D	District) that are, or have beer	a applicable to the site. Obtain copies
2. Site Investigation Reports <u>NONG</u> 3. Material Safety Data Sheets (MSDS) <u>NONG</u> 4. Air Emissions Permits <u>NONG</u> 5. Wastewater Permits <u>NONG</u> 6. Solid Waste Permits <u>NONG</u> 7. Hazardous Waste Permits <u>NONG</u> 8. HIMMPS <u>NONG</u> 9. UST Permits and Tank Test Results <u>NONG</u> 9. UST Permits and Tank Test Results <u>NONG</u> 10. AST Permits / Registration <u>NONG</u> 10. AST Permits / Registration <u>NONG</u> W. Additional Comments; <u>MY</u> <u>WILLITY</u> <u>LINES</u> <u>BAS</u> , <u>WATER</u> <u>Y</u> <u>SEWER</u> <u>flue</u> <u>Pain</u> <u>WAY</u> <u>Reads</u> <u>ADSACENT</u> <u>TO</u> <u>THE</u> <u>GS</u> <u>FOOT</u> <u>RETAINE</u> <u>WAA</u> <u>TO</u> <u>MY</u> <u>HOUSE</u> <u>ALSO</u> <u>AEDGE</u> <u>4</u> <u>SEMER</u> <u>FND</u> <u>70</u> <u>FEET</u> <u>ON</u> <u>RED</u> <u>WOOD</u> <u>FENCING</u> <b>Property Owner Signature:</b> <u>Walter</u> <u>Walley</u> <u>Date:</u> <u>11/29/0</u> .	documents that may include, but are not	t limited to:	,
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MY UTILITY LINES 643, WATER & SEWER PLUE DRIL WHY ROUND ADSACENT TO THE 65 FOOT RETAIND WA TO MY HOUSE 4600 HERGE & SHRUBS AND 90 FEET ON REDWOOD FENCING Property Owner Signature: Walter Walley Date: 11/29/0.	10. AST Permits / Registration	NONG	· · · · · · · · · · · · · · · · · · ·
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Property Owner Signature: Walter Walley Date: 11/29/0.	10ty ROOM +DJACEN	JT TO THE 6	5 FOOT RETAINLY WAL
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	REDWOOD FENCING		
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rroject Manager Signature: Date: Date:		l l	
	rroject Manager Signature:		Date:

	CCUUD IIMI Llagas Creak Draigat
	SCVWD HMI Llagas Creek Project Environmental Disclosure Interview Questionnaire
Prop Perso	ress and APN of Subject Site: <u>60 W. 2<sup>nd</sup> Street</u> <u>APN # 767-07-043</u> erty Owner Interviewed: ons Interviewed: of Persons Interviewed:
	dustrial, commercial, or manufacturing uses (past and present) of the property or any facilities located on e property;
	Austrial, commercial, or manufacturing uses (past and present) of adjacent properties or any facilities cated on the adjacent properties;
ba	rrent and previous practices for storage, use, and disposal of any pesticides, automotive, or industrial tteries, paints, or any other hazardous substances and chemicals excepting undamaged containers of nsumer products that are under 5 gallons in total volume;
	<u>None</u>
D. Pro	esence of fill dirt that originated from a contaminated site or is of unknown origin;
	· · · · · · · · · · · · · · · · · · ·

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- 4.7	. Knowledge or evidence of the current or previous existence of pits, ponds, or lagoons that could be
E	connected with waste treatment or disposal;
	nne
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C	Presence of any stained soil;
ſ.	riesence of any stamed son, MMe
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G.	Knowledge of the current or previous existence of registered or unregistered underground storage
	tanks (UST) or aboveground storage tanks (AST);
•	
_	
H.	Knowledge or evidence of current or previous existence of fill pipes, vent pipes, or access ways that may
	indicate fill pipes;
	None
	· · · · · · · · · · · · · · · · · · ·
  I.	
	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities
 	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property;
 	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities
 [.	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property;
	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property;
	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property;
	Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property;

	Ilme
	Knowledge or evidence of the existence of private wells or nonpublic water systems that have been designated as contaminated by any governmental or environmental agency;
	· ·
•	Environmental liens or governmental notification of current or past violations of environmental laws in connection with the property;
	ILME
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	· · · · · · · · · · · · · · · · · · ·
~	Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property;
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	Inne
	Knowledge of the current or previous existence of hazardous substances or environmental violations in
	Knowledge of the current or previous existence of hazardous substances or environmental violations in connection with the property;
	Knowledge of the current or previous existence of hazardous substances or environmental violations in
	Knowledge of the current or previous existence of hazardous substances or environmental violations in connection with the property;

· · ·

	any hazardous substances or environmental violations;
_	
	Current or previous discharge of wastewater, other than storm water, directly to a ditch or stream on or
	adjacent to the property; $\langle \rangle $
	adjacent to me property,
	-
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	Current or previous dumping, burying, or burning of construction debris, hazardous substances, unidenti
,	waste material, tires, automotive or industrial batteries, or any other trash or debris;
	$\sim \sim $
	None
	None
	Mone
	None
	- Mone
	None
	Existence of electrical or hydraulic equipment known to contain PCBs currently or previously on the site
	Existence of electrical or hydraulic equipment known to contain PCBs currently or previously on the site
	Existence of electrical or hydraulic equipment known to contain PCBs currently or previously on the site
	Mone
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	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and t
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and the removal contractor);
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and t removal contractor);
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and t removal contractor);
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and the removal contractor);
	Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and the removal contractor);

...

Т.	Occurrence of fires on the property that involved PCBs (if so, obtain the occurrence date and the remediation
	method used);
P	
	· · · · · · · · · · · · · · · · · · ·
U.	Existence of ACBM anywhere on the site; $\int \int \int$
	-
v.	Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies of
	documents that may include, but are not limited to:
1.	Previous Phase I HMI
2.	Site Investigation Reports
5.	Material Safety Data Sheets (MSDS)
4. 5.	Air Emissions Permits
6.	Wastewater Permits
	Solid Waste Permits
	HMMPs
10.	UST Permits and Tank Test ResultsAST Permits / Registration
W.	Additional Comments;
<u>.</u>	
-	
Pro	perty Owner Signature: (athermé D. / Jageleur Date: 1/22/02
	'  )    //
Pro	ject Manager Signature: Date:
÷.	

## SCVWD HMI Llagas Creek Project Environmental Disclosure Interview Questionnaire

	Address and APN of Subject Site: <u>17425 Del Monte Avenue</u> APN # 767-06-009
1	Property Owner Interviewed:
-	Persons Interviewed:
	Title of Persons Interviewed:
	<ul> <li>A. Industrial, commercial, or manufacturing uses (past and present) of the property or any facilities located on the property;</li> </ul>
Bender waar	None to my knowledge
<b>স</b> ন্দ	
100	
	B. Industrial, commercial, or manufacturing uses (past and present) of adjacent properties or any facilities
FT 7	located on the adjacent properties;
23	More to my knowledge
	- 100- 15 pt return - je
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and a second sec	C. Qurrent and previous practices for storage, use, and disposal of any pesticides, automotive, or industrial batteries, paints, or any other hazardous substances and chemicals excepting undamaged containers of consumer products that are under 5 gallons in total volume;
<b>S</b>	
	Home to my knowledge
1	
52	
(Marchard	D. Presence of fill dirt that originated from a contaminated site or is of unknown origin;
	Mone to my knowledge
<b>5</b> ()	
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E. Knowledge or evidence of the current or previous existence of pits, ponds, or lagoons that could be connected with waste treatment or disposal;

None to my know F. Presence of any stained soil; El Sectores None to my knowles . G. Knowledge of the current or previous existence of registered or unregistered underground storage tanks (UST) or aboveground storage tanks (AST); ģ knowle . None to my H. Knowledge or evidence of current or previous existence of fill pipes, vent pipes, or access ways that may indicate fill pipes; dan Marsa None to my knowl \_\_\_\_\_ I. Knowledge of the current or previous existence of stained flooring, drains, or walls located within facilities on the property; None to know 

J. Knowledge of the current or previous existence of foul odors emanating from flooring, drains, or walls located within facilities on the property;

None to my knowled \_\_\_\_\_ \_\_\_\_\_\_ K. Knowledge or evidence of the existence of private wells or nonpublic water systems that have been designated as contaminated by any governmental or environmental agency; none to my knowledge of . L. Environmental liens or governmental notification of current or past violations of environmental laws in connection with the property; my know none to \_\_\_\_\_ \_\_\_\_\_ M. Receipt of information of any current or previous existence of hazardous substances or environmental violations in connection with the property; None to my knowle N. Knowledge of the current or previous existence of hazardous substances or environmental violations in connection with the property; Mone to my prowly

O. Existence of pending lawsuits or administrative proceedings concerning the release or threatened release of any hazardous substances or environmental violations;

None to my knowledge P. Current or previous discharge of wastewater, other than storm water, directly to a ditch or stream on or adjacent to the property; none to my knowled Q. Current or previous dumping, burying, or burning of construction debris, hazardous substances, unidentified waste material, tires, automotive or industrial batteries, or any other trash or debris; , None to my knowled \_\_\_\_\_ R. Existence of electrical or hydraulic equipment known to contain PCBs currently or previously on the site; Mone to my knowledge \_\_\_\_\_ . . S. Removal of PCB containing equipment (if so, obtain the removal dates, the location removed from, and the removal contractor); None to my knowled e\_\_\_\_\_

T. Occurrence of fires on the property that involved PCBs (if so, obtain the occurrence date and the remediation method used);

No.

More to my knowledge U. Existence of ACBM anywhere on the site; None to my knowledge V. Obtain documents (requested through District) that are, or have been, applicable to the site. Obtain copies of documents that may include, but are not limited to: none to my knowled <u>S</u>E 1. Previous Phase I HMI 2. Site Investigation Reports · . \_\_\_\_\_ 3. Material Safety Data Sheets (MSDS) 4. Air Emissions Permits 5. Wastewater Permits 6. Solid Waste Permits 7. Hazardous Waste Permits \_\_\_\_\_ 8. HMMPs \_\_\_\_\_ 9. UST Permits and Tank Test Results 10. AST Permits / Registration \_\_\_\_\_ W. Additional Comments; Property Owner Signature: W. B. Curus \_\_\_\_\_ Date: 12-3-02 Project Manager Signature: \_\_\_\_\_ Date: \_\_\_\_\_

#### 7.2.3 PIERS DATABASE SEARCH REPORT



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1330 S. Bascom Ave, Suite F San Jose, CA 95128 Phone: 408-559-1248 Fax: 408-559-1224 Radiusreports@pierses.com



Identified Hazardous Materials Sites Radius Report For:

> 60 W. Second Street Morgan Hill CA, 95037 Project #: Llagas Creek Reach 8

> > WWW.PIERSES.COM

## Identified Hazardous Materials Sites Radius Report

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Quarter Mile Radius Map	6
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PIERS Environmental Services, Inc. 1330 S. Bascom Ave. Suite F, San Jose, CA 95128 RADIUSREPORTS@PIERSES.COM PHONE: 408-559-1248 FAX: 408-559-1224 WWW.PIERSES.COM

DATE OF REPORT: 20-Nov-02

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### IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT

#### ABOUT THIS REPORT:

The databases searched to compile the enclosed report are gathered from numerous federal, state and local governing environmental entities. All of the databases required to be searched by ASTM Standard E 1527-00 – Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process – Section 7.2.1.1 "Standard Environmental Records Sources" have been included in this report, and searched to the required distances from the subject property. Additionally, PIERS has acquired other valuable databases and integrated them into our advanced system in order to provide more valuable information to our clients regarding hazardous materials storage and release sites within a one-mile radius from the subject property.

PIERS has created a sophisticated data update system, keeping our report databases as current as possible (surpassing ASTM E1527-00 requirements). PIERS consistently requests and updates data from each of the government agencies used to create this report. Depending on the type of database, records are updated at the agencies at varying intervals (daily, monthly, quarterly, semi-annually, or annually). An overall data update (including all available updates) is loaded into our specialized software on a quarterly basis.

It should be clearly understood that this database/map report lists only reported and accurately entered sites. Numerous sites have yet to be discovered and therefore are not yet listed by any governmental agency. The most effective way to determine if a site may be listed by a government agency in the future is by performing a full Environmental Transaction Screen (including a professional site inspection and review of historical records) or better yet, by obtaining a full Phase I Environmental Site Assessment. This radius report satisfies only one subsection requirement found within the ASTM Phase I Environmental Site Assessment. If no sites are found for a database searched, the database and its description are excluded from the report details so as to report recorded sites only.

For specific data inquires or interpretations, environmental consultation, or to order Transaction Screen Reports, Phase I Environmental Site Assessment Reports, or other environmental reports, please contact us via email at <u>radiusreports@pierses.com</u>, or via telephone at 408-559-1248. A full summary of our firm, including services offered and pricing can be viewed at <u>www.pierses.com</u>.

#### DISCLAIMER

This report contains data obtained from multiple governmental agencies. PIERS cannot insure the accuracy of the enclosed information. PIERS is in no way responsible for errors and/or omissions occurring in data or data conversion, or for the client's use of the information (report). PIERS and its affiliates cannot be held liable for accuracy, storage, loss or expense suffered by customers resulting directly or indirectly from any data provided by PIERS. No warranty expressed or implied is made in any way in connection with this report.

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DATE OF REPORT: 20-Nov-02

## IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT

**SUBJECT PROPERTY INFORMATION:** 

Project #: Llagas Creek Reach 8 60 W. Second Street Morgan Hill CA, 95037

SITE SUMMARY CHART		UP TO 1/8 MILE	1/8 MILE TO 1/4 MILE	1/4 MILE TO 1/2 MILE	1/2 MILE TO 1 MILE	
		DATABASES SEARCHED TO ONE MILE				
	NPL	National Priority List	0	0	0	0
÷	PROP NPL	Proposed NPL	0	0	0	0
	CORRACTS	Corrective Actions	0	0	0	0
	TSD	Treatment, Storage and Disposal Sites	0	0	0	0
	SMBRP	Site Mitigation and Brownfield's Reuse	0	0	1	3
	SLIC	Spills, Leaks, Investigations, Cleanup Sites	0	0	1	1
	DEED	Deed Restrictions	0	0	0	0
		DATABASES SEARCHED TO ONE-HALF MILE		•		
•	CERCLIS	Superfund Sites	0	0	0	-
•	CERCLIS/ NFRAP	No Further Remedial Action Planned	0	0	0	-
•	LUST	Leaking Underground Storage Tanks	0	3	32	-
٠	SWLF	Solid Waste Landfills	0	0	0	-
		DATABASES SEARCHED TO ONE-QUARTER MILE				
•	WELLS	Water Wells	0	0	-	-
•	HAZMAT	Site Specific Local Hazmat	0	0	-	=
		DATABASES SEARCHED TO ONE-EIGHTH MILE				
	ERNS	Emergency Response Notification System	0	-	-	-
	GENERATOR	Large/Small Hazmat Generators	2	-	-	-
A	UST	Underground Storage Tanks	0	_	-	-
	AST	Above Ground Storage Tanks	0	-	-	-
	CLEANERS	Dry Cleaner Sites	3	-	-	-
	HAZNET	Hazardous Materials Transporters	0	-	-	-

PIERS ENVIRONMENTAL SERVICES, INC. 1330 S. BASCOM AVE. SUITE F, SAN JOSE, CA 95128 RADIUSREPORTS@PIERSES.COM PHONE: 408-559-1248 FAX: 408-559-1224 WWW.PIERSES.COM

DATE OF REPORT: 20-Nov-02

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DATE OF REPORT: 11/20/2002 ADDRESS: 60 W. Second Street

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# IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT

Listings for Surrounding Sites - SMBRPD Sites

#### SMBRP: Site Mitigation and Brownfield's Reuse Program Database Searched to a One Mile Radius

The below-listed sites are found on the SMBRP database. The DTSC has developed a database with information about sites in California that are known to be contaminated with hazardous substances as well as information on uncharacterized properties where further studies may reveal environmental problems. The Site Mitigation and Brownfields Reuse Program Database (SMBRPD), also known as "Cal Sites," 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. The categories are Cal Sites Properties (CS), School Property Evaluation Program Properties (SCH), Voluntary Cleanup Program Properties (VCP), Unconfirmed Properties Referred to Another Local or State Agency (REF), Unconfirmed Properties Needing Further Evaluation (RFE), and Properties where a No Further Action Determination (NFA) has been made. Each category contains information on properties based upon the type of work taking place at the site. For example, the Cal Sites database is now one of the six categories within SMPBRD and contains only confirmed sites considered as posing the greatest threat to the public and/or the environment, commonly known as State Superfund sites. Properties being evaluated by DTSC, as potential public school sites will be found within the School Property Evaluation Program, and those properties undergoing voluntary investigation and/or cleanup are in the Voluntary Cleanup Program.

Source Agency: California EPA – Department of Toxics Substances Control (DTSC)

SUNSWEET 91 EAST 4TH STREET MORGAN HILL, CA 95037	PIERS ID: SMBRPD-43200019 Distance/Direction: 2238 Feet / East Agency ID: 43200019 34
List: Branch Name: Status Code Name: Lead Name: Type Code Name: SICNAME: NUMSOURCES:	DTSC Brownfields Database NORTH COAST PROPERTY/SITE REFERRED TO ANOTHER AGENCY N/A N/A MANU - FOOD & KINDRED PRODUCTS 0
Site Activites	
Key Value for Unique ID of AWP Activities: YDSREMOV: YDSTREAT: Alternate Add	
All Street Addresses Associated with Site: All Cities Associated with Site: All States Associated with Site: All Zip Codes Associated with Site:	91 EAST 4TH STREET MORGAN HILL CA 95037
Alternate Nam	ies
All Site Names Associated with Site:	SUNSWEET

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ADDRESS: 60 W. Second Street

## IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT

Listings for Surrounding Sites - SMBRPD Sites

Special Program Information

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CASTLE A.L. INC 190 MAST MORGAN HILL, CA 95037	PIERS ID: SMBRPD-43510004 Distance/Direction: 5461 Feet / South East Agency ID: 43510004 71
List: Branch Name: Status Code Name: Lead Name: Type Code Name: SICNAME: NUMSOURCES: Site Activites	DTSC Brownfields Database NORTH COAST PROPERTY/SITE REFERRED TO RWQCB N/A N/A WHOLESALE TRADE - NONDURABLE GOODS 0
Key Value for Unique ID of AWP Activities:	0
YDSREMOV:	0
YDSTREAT:	0
Alternate Add	resses
All Street Addresses Associated with Site:	PO BOX 877
All Cities Associated with Site: All States Associated with Site:	MORGAN HILL · · · · · · · · · · · · · · · · · ·
All Zip Codes Associated with Site:	95037
All Street Addresses Associated with Site:	190 MAST
All Cities Associated with Site:	MORGAN HILL
All States Associated with Site:	CA 95037
All Zip Codes Associated with Site:	93037
Date Entered in Comments Field:	8/1/1981
General Comments:	QUESTIONNAIRE SENT
Date Entered in Comments Field:	8/12/1981
General Comments:	QUESTIONNAIRE RECEIVED
Date Entered in Comments Field:	9/30/1981
General Comments:	RATIONALE FOR NFA NO PROBLEM BASED ON QUEST
Alternate Nan All Site Names Associated with Site:	
	CASTLE A.L. INC

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**PAGE #:** 9
Listings for 1	RADIUS REPORT Listings for Surrounding Sites - SMBRPD Sites		
RYAN PROPERTIES E. MAIN AVE. & EAST LANE MORGAN HILL, CA 95037	PIERS ID: SMBRPD-43010015 Distance/Direction: 5756 Feet / North East Agency ID: 43010015 72		
List: Branch Name: File Name: Status Code Name: Lead Name: Type Code Name: SICNAME: Groundwater: NUMSOURCES:	DTSC Brownfields Database NORTH COAST RYAN PROPERTIES NO FURTHER ACTION FOR DTSC N/A N/A AGRICULTURAL PRODUCTION - CROPS Suspected 0		
Site Activites			
Key Value for Unique ID of AWP Activities: Date Activity Completed: STATNAME: YDSREMOV: YDSTREAT:	1 11101992 NO FURTHER ACTION FOR DTSC 0 0		
Alternate Add	lresses		
All Street Addresses Associated with Site: All Cities Associated with Site: All States Associated with Site: All Zip Codes Associated with Site:	E. MAIN AVE. & EAST LANE MORGAN HILL CA 95037		
Comments			
Date Entered in Comments Field: General Comments:	<ul> <li>11/10/1992</li> <li>The site is large and has a variety of potential contaminants, although levels are not hazardous (&gt;TTLC). The 20 acre site parcel, formerly used for agricultural production, has been assessed prior to its sale. Low levels of a number of chemicals have been found: arsenic to 91 ppm, chromnium to 62 ppm, lead to 480 ppm, zinc to 190 ppm, and extractable hydrocarbons (motor oil) to 45,000 ppm. Realtor Tim Ryan mentioned that there were also pesticides including DDT and dieldrin below the STLC and that more sampling had been done. The former farm is now vacant, although the City reported to the City DA a large garbage pile and auto painting wastes onsite.</li> <li>The buyer wants the seller (the Ryans) to get a signoff from the City who in turn, referred the site to DTSC. We described the PEA - removal process in detail</li> </ul>		

DATE OF REPORT: 11/20/2002

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Listings for Surrounding Sites - SMBRPD Sites

	to the Ryans and they will decide whether to pay PEA fees. In lieu of fee payment, the City's
	Sharon Kohlmannslehner may oversee the site cleanup.
Date Entered in Comments Field:	12/20/1999
General Comments:	Site screening:
	Cleanup activities at this site were overseen by the City of
	Morgan Hill. Ms. Terry Linder of the City of Morgan Hill
	Planning Department indicated that this site has been developed
	into a residential subdivision of approximately fifty (50) units.
Alternate Nan	nes
All Site Names Associated with Site:	RYAN PROPERTIES
Special Progra	am Information
ASCO AIR CONDITIONING	PIERS ID: SMBRPD-43340081 Site No
	Distance/Direction: 7610 Feet / South Fast
16250 RAILROAD AVE.	Agency ID: 43340081 <b>73</b>
MORGAN HILL, CA 95037	· · · · · · · · · · · · · · · · · · ·
List:	DTSC Brownfields Database
Branch Name:	NORTH COAST
Status Code Name:	PROPERTY/SITE REFERRED TO ANOTHER AGENCY
Lead Name:	N/A
Type Code Name:	N/A
SICNAME:	MANU - FABRICATED METAL PRODUCTS
Groundwater:	Confirmed
NUMSOURCES:	1
Site Activites	
Key Value for Unique ID of AWP Activities:	1
Date Activity Completed:	7011991
STATNAME:	PROPERTY/SITE REFERRED TO ANOTHER AGENCY
YDSREMOV:	0
YDSTREAT:	0
Alternate Add	resses
All Street Addresses Associated with Site:	16250 RAILROAD AVE.
All Cities Associated with Site:	MORGAN HILL
All States Associated with Site:	CA
All Zip Codes Associated with Site:	95037
Comments	
Date Entered in Comments Field:	7/1/1991
General Comments:	Though the operation process and waste handling
DIEDS ENUMPOR (ENUM) SERVICE	THE INC. 1220 S. DARCON AND STUTTE F. SAN JOSE CA 05129

PIERS Environmental Services, Inc. 1330 S. Bascom Ave. Suite F, San Jose, CA 95128 <u>radiusreports@pierses.com</u> Phone: 408-559-1248 Fax: 408-559-1224 <u>www.pierses.com</u>

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Listings for	RADIUS REPORT Surrounding Sites - SMBRPD Sites	
	practices at thie site do not appear to be hazardous to humen health and/or the environment, no verification has been conducted. The EPA's FIT program did not com a site reconnaisance visit to verify the facts. This fenced facility comprised of a single 20,000 sq ft warehouse building and asphalt pavement around it, was started in 1978 by James Price. Asco operates a busi- ness fo sheet metal fabrication and servicing & in- stallation of residential air conditioning units. Asco's operations involve a small quantity of hydro- chloric acid (HCL), R-22 freon and generates eet lead scraps. The site was suspected to be potential source of high levels of methylene chloride in site soils of Olin Corp., an adjacent site. Both a history of chemical usage and waste disposal practice at asco have proved asco to be hamless in the matter. Asco's location, process or waste management practice also do not appear to have potential of propagatin contami- nation through groundwater, surface water, air or contact routes. The site is currently under the oversight of the city of Morgan Hill Fire Depart- ment with no involvement of the Regional Water Quality control Board (RWQCB) or the Department.	duct
Alternate Na		
All Site Names Associated with Site:	ASCO AIR CONDITIONING	<u>an ngana sa sa</u> ta
Special Prog	ram Information	

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Listings for Surrounding Sites - SLIC Sites

#### SLIC: Spills, Leaks, Investigations & Cleanups Database Searched to a One Mile Radius

The below-listed sites are found on the Regional Water Quality Control Board (RWQCB) SLIC database. The SLIC program focuses on unauthorized releases of pollutants to soil, surface waters, and groundwater. Unauthorized discharges from spills and leaks, other than from fuel underground storage tanks or other regulated sites, are investigated through the Spills, Leaks, Investigations and Cleanup (SLIC) program. This program is not restricted to particular pollutants (e.g. solvents, petroleum, and metals) or by the origin of the release. The RWQCB may require investigation and/or corrective action to mitigate an unauthorized discharge that pollutes or threatens to pollute waters of the state. The statutory authority for the program is derived from the California Water Code, Division 7, Section 13304. Source Agency: Numerous California Regional Water Quality Control Boards

SUNSWEET 91 EAST 4TH ST MORGAN HILL, CA 9	PIERS ID: R2SLIC-1363 Distance/Direction: 2154 Feet / East Agency ID: 1363	Site No

List:	Bay Area RWQCB Spills, Leaks, Investigations and Cleanups
Last Update Date:	8/9/1996
Status:	Referred to Other
National Priority List (NPL) Site:	0
Source of Contamination:	0
Lead:	0
Num of Muni Wells Contaminated by Site:	0
Case Type:	No Tanks
Deed Restriction:	False
Primary Substance Leaked Code:	80
Agency:	RWQCB2

 PIERS ID:
 R3SLIC-34

 Distance/Direction:
 5177 Feet / South East

 Agency ID:
 34



List:	Central Coast RWQCB Spills, Leaks, Investigations and Cleanups
Proposition 65 Mail:	False
Emergency:	False
Responsible Party:	VANCOVEST 1
Primary Substance Leaked Code:	TCA,1,1-DCE
Source:	SLOP
Priority:	Currently Low Priority
Case Type:	Groundwater
Status:	Case Closed
Abatement Method:	GW MONITORING
Case Closed Date:	7/23/1997
Agency:	RWQCB3

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#### Listings for Surrounding Sites - LUST Sites

#### LUST: Leaking Underground Storage Tanks Database Searched to a One-Half Mile Radius

The below-listed sites are found on LUST databases. LUST records contain an inventory of reported leaking underground fuel storage tank incidents. Thousands of underground storage tanks have leaked within the state of California. These leaks can affect subsurface soils and groundwater. Both state and local agencies oversee and track these sites.

Source Agency: Numerous California Regional Water Quality Control Boards, State Water Resources Control Board, Santa Clara Valley Water District, San Mateo County Environmental Health, San Francisco Local Oversight Program, Oakland Office of Emergency Services.

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Millhouse Mall	PIERS ID: R3LUST-3393	Site No
VHIIDONSE VIAN	PIERS ID: R3LUST-3393	I SHE NOS
	방법은 관계가 전쟁을 가지고 않는 것이 같이 다. 이 것은 것은 것이 것이라. 그는 것이 가지 않는 것이 같아요. 그는 것이 것이 같아요. 그는 것이	10 - C. 10 - D. 10 - S.
- 「「「「「「」」」、「「」」、「「」」、「」、「」、「」、「」、「」、「」、「」	Distance/Direction: 1232 Feet / East	
	Distance/Direction, 1252 reet / East	
		a start ale are the starting
一下有方的是一方方:1.2.2.1.1.2.1.3.4.4.4.4.4.4.4.4.4.4.4.4.4.4.4.4.4.4	Agency ID: 3393	(1) 没有你们的 人名德德
17485 Monterey Rd	Agency ID: 3393	- 「子孫」等し、「分離論
- 人類認識的研究」を示していた。本本に、「アンションをというない」を認定に認定していた。または19月の時間を見た。	생활하게 걸려는 소리, 해외했다. 그는 것은 아이지만 것은 것이다. 그는 것 주요, 가슴가 많은 것이라 한다. 같은 것이라. 이것 같이 있다. 이 가슴이 있다. 이 가슴이 있다. 이 가슴이 있다. 이	
	#####################################	- 1947 CH. C. 48923
Morgan Hill, CA		

UNKNOWN CONTACT Not Required to be Tested

PIERS ID:

Agency ID:

Distance/Direction:

Case Closed

11/18/1998 12035

Α

43099 RWQCB3

Central Coast RWQCB Leaking Underground Storage Tank Sites

LUSTCA-T0608500011

1283 Feet / East

T0608500011

List:
Status:
CASETYPE:
Case Closed Date:
Primary Substance Leaked Code:
Responsible Party:
MTBE_TESTED:
Local Agency:
Agency:

#### MILLHOUSE MALL II

### 17485 MONTEREY HWY MORGAN HILL, CA 95037

List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System: Distance: Geotracker Global ID: Agency:

SWRCB Leaking Underground Storage Tank Sites Soil Only Unknown Tank 11/18/1998 Case Closed 51 Not Required to be Tested Local Agency Lead Currently Unknown Priority 2115 Excavate and Dispose **CITY OF MORGAN HILL** 1697.31971371812 W0608510006 SWRCB

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Site No

IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT			
RADIUS REPORT Listings for Surrounding Sites - LUST Sites			
Millhouse Mall 17485 Monterey Rd Morgan Hill, CA	PIERS ID: SCVWD1-09S3E28D01 Distance/Direction: 1301 Feet / East Agency ID: 09S3E28D01 9		
List: Agency: Close Date:	Santa Clara Valley Water District Leaking Underground Storage Tank Sites SCVWD 11/18/1998		
Gunter Brothers 17620 Monterey Hwy Morgan Hill, CA 95037	PIERS ID:R3LUST-3388Site NoDistance/Direction:1385 Feet / North East111Agency ID:3388111		
List: Status: CASETYPE: Enforcement Type: Historic Max MTBE Concentration in GW: Primary Substance Leaked Code: Responsible Party: MTBE_TESTED: Local Agency: Priority: Agency:	Central Coast RWQCB Leaking Underground Storage Tank Sites Preliminary Site Assessment Underway A 5 3600 8006619 GUNTER BROTHERS MTBE Detected. Site tested for MTBE & MTBE detected 43099 Currently Medium Priority RWQCB3		
Gunter Brothers 17620 Monterey Hwy Morgan Hill, CA	PIERS ID: SCVWD1-09S3E21N01 Distance/Direction: 1404 Feet / North East Agency ID: 09S3E21N01 120		
List: Agency: Close Date:	Santa Clara Valley Water District Leaking Underground Storage Tank Sites SCVWD Open		
GUNTER BROTHERS FEEDS 17620 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608502189 Distance/Direction: 1427 Feet / North East Agency ID: T0608502189 13		
List: Case Type:	SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water.		
Leak Cause: Leak Source: Historic Max MTBE Conc in GW Date: Historic Max MTBE Concentration in GW: Status:	Spill Unknown 7/19/2000 15 Post Remedial Action Monitoring		

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Listings for Surrounding Sites - LUST Sites

Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System: Distance: Geotracker Global ID: Agency: 8006619 MTBE Detected. Site tested for MTBE & MTBE detected Local Agency Lead Currently Medium Priority 589 ITED CITY OF MORGAN HILL 1336.43542719232 W0608510006 SWRCB

VACANT LOTPIERS ID:LUSTCA-T0608500029Distance/Direction:1550 Feet / East17305 MONTEREY HWYAgency ID:T0608500029MORGAN HILL, CA 95037T0608500029



List:	SV
Case Type:	So
Leak Cause:	Uı
Leak Source:	Uı
Case Closed Date:	5/3
Status:	Ca
Primary Substance Leaked Code:	51
MTBE Tested:	No
Lead Agency:	Lo
Case Number:	25
Abatement Method:	Ur
Water System:	CI
Distance:	15
Geotracker Global ID:	W
Agency:	SV

SWRCB Leaking Underground Storage Tank Sites Soil Only Unknown 5/31/1995 Case Closed 51 Not Required to be Tested Local Agency Lead 2543 Unknown CITY OF MORGAN HILL 1565.16494203021 W0608510006 SWRCB

PIERS ID:R3LUST-2543Distance/Direction:1587 Feet / EastAgency ID:2543



17305 MONTEREY HWY MORGAN HILL, CA 95037

VACANT LOT

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List: Status: CASETYPE: Leak Cause: Leak Source: Case Closed Date: Primary Substance Leaked Code: MTBE\_TESTED: Local Agency: Summary: Abatement Mehod: Central Coast RWQCB Leaking Underground Storage Tank Sites Case Closed Soil Only Unknown 5/31/1995 51 Not Required to be Tested 43000 \*\*\*\* CASE CLOSED \*\*\*\* Unknown

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Listings fo	RADIUS REPORT or Surrounding Sites - L	UST Sites
Water System: Agency:	CITY OF MORGAN HILL RWQCB3	
Tri-Pallet Site (Former) 60 E Central Ave Morgan Hill, CA		SCVWD1-09S3E21N02         Site N           1749 Feet / North East         09S3E21N02         17
List: Agency: Close Date:	Santa Clara Valley Water Dis SCVWD 10/21/1998	trict Leaking Underground Storage Tank S
TRI PALLET, INC (OMNIYIG INC) 60 CENTRAL AVE E MORGAN HILL, CA 95037	PIERS ID: Distance/Direction: Agency ID:	LUSTCA-T0608502191 1802 Feet / North East T0608502191
List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System: Distance: Geotracker Global ID: Agency: <b>Tri-Pallet Site (Former)</b>	Corrosion Tank 10/21/1998 Case Closed 8006619	R3LUST-3407
60 E Central Ave Morgan Hill, CA 95037 List:	Agency ID:	3407 g Underground Storage Tank Sites
Status: CASETYPE: Enforcement Type: Case Closed Date: Historic Max MTBE Concentration in GW: Primary Substance Leaked Code: Responsible Party:	Case Closed A 2 10/21/1998 2.5 8006619 WILLIAM CAPOGEANNIS	
MTBE_TESTED:	MTBE Detected. Site tested for	or MTBE & MTBE detected

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ADDRESS: 60 W. Second Street

	or Surrounding Sites - LUST Sites
Local Agency:	43099
Priority:	Currently High Priority
Agency:	RWQCB3
Isaacson Grain Company 17500 Depot St Morgan Hill, CA	PIERS ID: SCVWD1-09S3E21P01 Distance/Direction: 1920 Feet / East Agency ID: 09S3E21P01 21
List:	Santa Clara Valley Water District Leaking Underground Storage Tank Si
Agency:	SCVWD
Close Date:	12/27/1995
Isaacson Grain Company	PIERS ID: R3LUST-3390
17500 Depot St	Distance/Direction: 1937 Feet / East
Morgan Hill, CA 95037	Agency ID: 3390
List:	Central Coast RWQCB Leaking Underground Storage Tank Sites
Status:	Case Closed
CASETYPE:	A
Case Closed Date:	12/27/1995
Primary Substance Leaked Code:	12035
Responsible Party:	ROBERT ISAACSON
MTBE_TESTED:	Not Required to be Tested
Local Agency:	43099
Priority:	Currently High Priority
Agency:	RWQCB3
VINTAGE VALLEY PROPERTIES 17780 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608502178 Distance/Direction: 1946 Feet / North Agency ID: T0608502178 23
List:	SWRCB Leaking Underground Storage Tank Sites
Case Type:	Soil Only
Leak Cause:	Spill
Leak Source:	Unknown
Case Closed Date:	1/26/1987
Status:	Case Closed
Primary Substance Leaked Code:	12034
MTBE Tested:	Not Required to be Tested
Lead Agency:	Local Agency Lead
Priority:	Currently Unknown
Case Number:	467
Abatement Method:	Excavate and Treat
Water System:	CITY OF MORGAN HILL
Distance:	1506.86146430743

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Geotracker Global ID: Agency:	W0608510006 SWRCB		
ISAACSON GRAIN COMPANY 17500 DEPOT ST MORGAN HILL, CA 95037	PIERS ID: Distance/Direction: Agency ID:	LUSTCA-T0608501725 1980 Feet / East T0608501725	Site N
List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: Responsible Party: MTBE Tested: Lead Agency: Case Number: Abatement Method: Distance: Agency:	SWRCB Leaking Undergroun Aquifer used for drinking wat Unknown Unknown 12/27/1995 Case Closed 12035 BLANK RP Not Required to be Tested Local Agency Lead 43-1796 Excavate and Dispose 903.664094139461 SWRCB		:d
ISAACSON GRAIN CO 17500 DEPOT ST MORGAN HILL, CA 95037	PIERS ID: Distance/Direction: Agency ID:	LUSTCA-T0608500019 2017 Feet / East T0608500019	Site No. <b>25</b>
List: Case Type: Leak Cause:	SWRCB Leaking Undergroun Soil Only Corrosion	d Storage Tank Sites	10012 10 1000M
Leak Source: Case Closed Date: Status:	Tank 12/27/1996 Case Closed		
Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority:	12035 Not Required to be Tested Local Agency Lead Currently Unknown		
Case Number: Abatement Method: Water System:	2338 Unknown CITY OF MORGAN HILL		
Distance: Geotracker Global ID:	1038.44283750068 W0608510006		

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	HAZARDOUS MATERIALS SITES	
	RADIUS REPORT	
	or Surrounding Sites - LUST Sites	-
Cienega Trust Property 95 E Central Ave Morgan Hill, CA	PIERS ID:       SCVWD1-09S3E21M01         Distance/Direction:       2098 Feet / North East         Agency ID:       09S3E21M01	Site No <b>27</b>
List: Agency: Close Date:	Santa Clara Valley Water District Leaking Underground Stora SCVWD 12/16/1998	age Tank Site:
Cienega Trust Property 95 CENTRAL AVE E MORGAN HILL, CA 95037	PIERS ID:LUSTCA-T0608502378Distance/Direction:2133 Feet / North EastAgency ID:T0608502378	Site No. 28
List: Case Type: MTBE Tested: Lead Agency: Case Number: Water System: Distance: Geotracker Global ID: Agency:	SWRCB Leaking Underground Storage Tank Sites Soil Only Not Required to be Tested Local Agency Lead LLNLTMPID000 CITY OF MORGAN HILL 1390.53363867161 W0608510006 SWRCB	
SHELL SERVICE STATION 17905 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608502185 Distance/Direction: 2174 Feet / North Agency ID: T0608502185	Site No <b>31</b>
List: Case Type: Leak Cause: Leak Source: Historic Max MTBE Conc in GW Date: Historic Max MTBE Concentration in GW: Status: Primary Substance Leaked Code: Responsible Party: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System: Distance: Geotracker Global ID: Agency:	SWRCB Leaking Underground Storage Tank Sites Aquifer used for drinking water supply has been contaminated Corrosion Tank 9/11/2001 940 Remedial Action Underway 8006619 ALEX PEREZ MTBE Detected. Site tested for MTBE & MTBE detected Local Agency Lead Currently Low Priority 585 Enhanced Biodegradation CITY OF MORGAN HILL 2348.94502402656 W0608510006 SWRCB	

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	D HAZARDOUS MATERIALS SITES RADIUS REPORT	
Listin	as for Surrounding Sites - LUST Sites	
Cienega Trust Property 95 E Central Avenue Morgan Hill, CA 95037	PIERS ID: R3LUST-3380 Distance/Direction: 2194 Feet / North East Agency ID: 3380	Site No 33
List:	Central Coast RWQCB Leaking Underground Storage Tank	Sites
Status:	Case Closed	0100
CASETYPE:	Soil Only	
Case Closed Date:	12/16/1998	
Primary Substance Leaked Code:	8006619	
Responsible Party:	RALPH CIENEGA FAMILY TRUST	
MTBE_TESTED:	Site NOT Tested for MTBE. Includes Unknown and Not A	nalyzed
Local Agency:	43099	•
Water System:	CITY OF MORGAN HILL	
Agency:	' RWQCB3	
SUNSWEET DRYERS 91 4TH ST E MORGAN HILL, CA 95037	PIERS ID:       R3LUST-2113         Distance/Direction:       2246 Feet / East         Agency ID:       2113	Site No <b>35</b>
List:	Central Coast RWQCB Leaking Underground Storage Tank	Sites
Status:	Case Closed	
CASETYPE:	Other Groundwater. Groundwater that is not used for drinki water. Groundwater with no beneficial use. Groundwater w actual or potential use other than for drinking water.	
Leak Cause:	Unknown	
Leak Source:	Unknown	
Case Closed Date:	12/16/1998	
Primary Substance Leaked Code:	8006619	
MTBE_TESTED:	Site NOT Tested for MTBE. Includes Unknown and Not A	nalyzed
Local Agency:		
Summary: Priority:	ADMINISTRATIVELY DETERMINED CLOSURE DATE	
Abatement Mehod:	Currently Unknown Priority Unknown	
Water System:	CITY OF MORGAN HILL	
Agency:	RWQCB3	
ihell 7905 Monterey Rd	PIERS ID: SCVWD1-09S3E20J01 Distance/Direction: 2257 Feet / North Agency ID: 09S3E20J01	Site No 36
Morgan Hill, CA		
List:	Santa Clara Valley Water District Leaking Underground Stor	rage Tank Site
Agency:	SCVWD	
Close Date:	Open	
	Services, Inc. 1330 S. Bascom Ave. Suite F, San Jose, CA 9512	

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### Listings for Surrounding Sites - LUST Sites

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17905 Monterey Rd Morgan Hill, CA 95037 PIERS ID:R3Distance/Direction:22Agency ID:34

R3LUST-3402 n: 2294 Feet / North 3402



1.x01 6un 1111, C11 > 2007	
List:	Central Coast RWQCB Leaking Underground Storage Tank Sites
Status:	Remedial Action Underway
CASETYPE:	A
Enforcement Type:	LET
Historic Max MTBE Concentration in GW:	940
Primary Substance Leaked Code:	8006619
Responsible Party:	MR. LYNN WALKER
MTBE_TESTED:	MTBE Detected. Site tested for MTBE & MTBE detected
Local Agency:	43099
Priority:	Currently Low Priority
Agency:	RWQCB3
VOLPI/GAITHER PROPERTY 17995 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608502216 Distance/Direction: 2306 Feet / North Agency ID: T0608502216 38
List:	SWRCB Leaking Underground Storage Tank Sites
Case Type:	Soil Only
Enforcement Type:	0
Leak Cause:	Unknown
Leak Source:	Tank
Case Closed Date:	8/9/1993
Status:	Case Closed
Primary Substance Leaked Code:	12035
MTBE Tested:	Not Required to be Tested
Lead Agency:	Local Agency Lead
Priority:	Currently Unknown Priority
Case Number:	989
Abatement Method:	Unknown
Water System:	CITY OF MORGAN HILL
Distance:	3037.75631677776
Geotracker Global ID:	W0608510006
Agency:	SWRCB
SUNSWEET DRYERS 91 4TH ST E MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608500009 Distance/Direction: 2328 Feet / East Agency ID: T0608500009 39
List:	SWRCB Leaking Underground Storage Tank Sites
Case Type:	Other Groundwater. Groundwater that is not used for drinking
case rype.	water. Groundwater with no beneficial use. Groundwater with
	wwer, Groundwater with no beneficial dot. Groundwater with

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**Page #: 22** 

## IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT Listings for Surrounding Sites - LUST Sites

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actual or potential use other than for drinking water.
Unknown
Unknown
12/16/1998
Case Closed
8006619
Site NOT Tested for MTBE. Includes Unknown and Not Analyzed
Local Agency Lead
Currently Unknown Priority
2113
Unknown
CITY OF MORGAN HILL
834.24389568307.
W0608510006
SWRCB
PIERS ID: SCVWD1-09S3E28C02 Site No. Distance/Direction: 2346 Feet / East Agency ID: 09S3E28C02 40
Santa Clara Valley Water District Leaking Underground Storage Tank Sites
SCVWD
7/9/1996
PIERS ID:LUSTCA-T0608502183Site NoDistance/Direction:2372 Feet / East41Agency ID:T060850218341
SWRCB Leaking Underground Storage Tank Sites
Other Groundwater. Groundwater that is not used for drinking
water. Groundwater with no beneficial use. Groundwater with
option protential use other then for driving unstar
actual or potential use other than for drinking water.
Overfill
Overfill Unknown
Overfill Unknown 9/5/1996
Overfill Unknown 9/5/1996 Case Closed
Overfill Unknown 9/5/1996 Case Closed 8006619
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority 583
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority 583 Unknown
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority 583 Unknown CITY OF MORGAN HILL
Overfill Unknown 9/5/1996 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority 583 Unknown

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#### IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT Listings for Surrounding Sites - LUST Sites SCVWD1-09S3E20J02 Site No PIERS ID: Volpi/Gaither Prop. Distance/Direction: 2380 Feet / North 42 09S3E20J02 17995 Monterey Rd Agency ID: Morgan Hill, CA Santa Clara Valley Water District Leaking Underground Storage Tank Sites List: Agency: SCVWD 8/9/1993 Close Date: PIERS ID: LOVE/AUTO SERVICE LUSTCA-T0608502186 Site No Distance/Direction: 2390 Feet / East 43 **17090 MONTEREY HWY** Agency ID: T0608502186 MORGAN HILL, CA 95037 List: SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking Case Type: water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Leak Cause: Spill Leak Source: Piping 1/5/1998 Case Closed Date: Historic Max MTBE Conc in GW Date: 2/28/1997 Case Closed Status: Primary Substance Leaked Code: 8006619 MTBE Detected. Site tested for MTBE & MTBE detected MTBE Tested: Local Agency Lead Lead Agency: Currently Low Priority **Priority:** Case Number: 586 Abatement Method: Containment Barrier Water System: CITY OF MORGAN HILL Distance: 1164.30217266582 Geotracker Global ID: W0608510006 SWRCB Agency: LUSTCA-T0608500036 Site No **UNOCAL NO 6169** PIERS ID: Distance/Direction: 2404 Feet / South East **17015 MONTEREY HWY** Agency ID: T0608500036 MORGAN HILL, CA 95037 List: SWRCB Leaking Underground Storage Tank Sites Undefined 6/27/1996

Case Type: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Case Number: SWRCB Leaking Underground Storage Tank Site Undefined 6/27/1996 Case Closed 12034 Not Required to be Tested Local Agency Lead 2717

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IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT			
Listing	s for Surrounding Sites - LUST Sites		
Abatement Method: Water System: Distance: Geotracker Global ID: Agency:	Unknown CITY OF MORGAN HILL 1378.92105288764 W0608510006 SWRCB		
Mason Electric (Rhino Gym) 70 E 4th St Morgan Hill, CA 95037	Distance/Direction: 2425 Past / Past	e No 15	
List: Status: CASETYPE: Enforcement Type: Case Closed Date: Primary Substance Leaked Code: Responsible Party: MTBE_TESTED: Local Agency: Priority: Agency:	Central Coast RWQCB Leaking Underground Storage Tank Sites Case Closed A 1 7/9/1996 8006619 WILLIAM MASON, JR Site NOT Tested for MTBE. Includes Unknown and Not Analyzed 43099 Currently Low Priority RWQCB3		
Unocal #6169 17015 Monterey St Morgan Hill, CA		•No • <b>6</b>	
List: Agency: Close Date:	Santa Clara Valley Water District Leaking Underground Storage Tank SCVWD 6/27/1996	c Sites	
Don Love Auto 17090 Monterey Hwy Morgan Hill, CA	Distance/Direction: 2433 Feet / Bast	-No 7	
List: Agency: Close Date:	Santa Clara Valley Water District Leaking Underground Storage Tank SCVWD 1/5/1998	c Sites	
Don Love Auto 17090 Monterey Hwy Morgan Hill, CA 95037	Distance/Direction 2471 Foot / Past	№ 8	
List: Status: CASETYPE:	Central Coast RWQCB Leaking Underground Storage Tank Sites Case Closed A		

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### Listings for Surrounding Sites - LUST Sites

Enforcement Type:	1
Case Closed Date:	1/5/1998
Historic Max MTBE Concentration in GW:	16
Primary Substance Leaked Code:	8006619
Responsible Party:	UNKNOWN CONTACT
MTBE_TESTED:	MTBE Detected. Site tested for MTBE & MTBE detected
Local Agency:	43099
Priority:	Currently Medium Priority
Agency:	RWQCB3
UNOCAL #6169 17015 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: R3LUST-2717 Distance/Direction: 2523 Feet / South East Agency ID: 2717 49
List:	Central Coast RWQCB Leaking Underground Storage Tank Sites
Status:	Case Closed
CASETYPE:	Soil Only
Case Closed Date:	6/27/1996
Primary Substance Leaked Code:	12034
Responsible Party:	TIM ROSS
MTBE_TESTED:	Not Required to be Tested
Local Agency:	43000
Abatement Mehod:	Unknown
Water System:	CITY OF MORGAN HILL
Agency:	RWQCB3
BP Facility #11224 16995 Monterey Rd Morgan Hill, CA	PIERS ID: SCVWD1-09S3E28F01 Distance/Direction: 2729 Feet / South East Agency ID: 09S3E28F01. 54
List:	Santa Clara Valley Water District Leaking Underground Storage Tank Sites
Agency:	SCVWD
Close Date:	Open
BP Facility #11224 16995 Monterey Rd Morgan Hill, CA 95037	PIERS ID: R3LUST-3378 Distance/Direction: 2752 Feet / South East Agency ID: 3378 555
List:	Central Coast RWQCB Leaking Underground Storage Tank Sites
Status:	Preliminary Site Assessment Underway
CASETYPE:	A
Enforcement Type:	DLSEL
Historic Max MTBE Concentration in GW:	4300
Primary Substance Leaked Code:	8006619
Responsible Party:	SCOTT HOOTON

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HAZARDOUS MATERIALS SITES
RADIUS REPORT
or Surrounding Sites - LUST Sites
MTBE Detected. Site tested for MTBE & MTBE detected
43099
Currently Medium Priority
RWQCB3
PIERS ID: SCVWD1-09S3E28F04 Site No
Distance/Direction: 2812 Feet / East Agency ID: 09S3E28F04 58
Agency ID: 09S3E28F04 58
Santa Clara Valley Water District Leaking Underground Storage Tank Site
SCVWD
4/29/1994
PIERS ID: R3LUST-3383 Site No
Distance/Direction: 2828 Feet / South East
Agency ID: 3383
Central Coast RWQCB Leaking Underground Storage Tank Sites
Case Closed
Α
1
4/29/1994
8006619
UNKNOWN CONTACT
Site NOT Tested for MTBE. Includes Unknown and Not Analyzed
43099
RWQCB3
PIERS ID:LUSTCA-T0608502190Site NoDistance/Direction:2839 Feet / South East60Agency ID:T060850219060
SWRCB Leaking Underground Storage Tank Sites
Aquifer used for drinking water supply has been contaminated
Unknown
Unknown
9/11/2001
629
Remedial Action Underway
8006619
SCOTT HOOTON
MTBE Detected. Site tested for MTBE & MTBE detected
Local Agency Lead
Currently Medium Priority

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Listings for Surrounding Sites - LUST Sites			
Abatement Method:	FPET		
Water System:	MR BRAD TAYLOR		
Distance: Geotracker Global ID:	1446.26777136525 W0609701026		
Agency:	SWRCB		
Volpi/Gaither Prop.	PIERS ID: R3LUST-3409 Site No		
	Distance/Direction: 2842 Feet / North Agency ID: 3409 61		
17995 Monterey Rd	Agency ID: 3409 <b>01</b>		
Morgan Hill, CA 95037			
List: Status:	Central Coast RWQCB Leaking Underground Storage Tank Sites Case Closed		
CASETYPE:	Soil Only		
Case Closed Date:	8/9/1993		
Primary Substance Leaked Code:	12035		
Responsible Party:	VOLPI/GAITHER PROP.		
MTBE_TESTED:	Not Required to be Tested		
Local Agency:	43099		
Agency:	RWQCB3		
LOVE/EXXON/GIANCOLA	PIERS ID: LUSTCA-T0608502187 Site No		
n an star an	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 63		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites         Other Groundwater. Groundwater that is not used for drinking         water. Groundwater with no beneficial use. Groundwater with         actual or potential use other than for drinking water.		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown Unknown		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown Unknown 4/29/1994		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown Unknown		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date:	PIERS ID: LUSTCA-T0608502187 Distance/Direction: 2911 Feet / South East Agency ID: T0608502187 SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown Unknown 4/29/1994 Case Closed		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites         Other Groundwater. Groundwater that is not used for drinking         water. Groundwater with no beneficial use. Groundwater with         actual or potential use other than for drinking water.         Unknown         4/29/1994         Case Closed         8006619         Site NOT Tested for MTBE. Includes Unknown and Not Analyzed         Local Agency Lead		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites       0ther Groundwater. Groundwater that is not used for drinking         water.       Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water.         Unknown       4/29/1994         Case Closed       8006619         Site NOT Tested for MTBE. Includes Unknown and Not Analyzed         Local Agency Lead         Currently Low Priority		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites       Other Groundwater. Groundwater that is not used for drinking         water.       Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water.         Unknown       4/29/1994         Case Closed       8006619         Site NOT Tested for MTBE.       Includes Unknown and Not Analyzed         Local Agency Lead       Currently Low Priority         S87		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites       Other Groundwater. Groundwater that is not used for drinking         water.       Groundwater with no beneficial use. Groundwater with         actual or potential use other than for drinking water.       Unknown         Unknown       4/29/1994         Case Closed       8006619         Site NOT Tested for MTBE.       Includes Unknown and Not Analyzed         Local Agency Lead       Currently Low Priority         587       Excavate and Treat		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System:	PIERS ID: Distance/Direction: Agency ID:       2911 Feet / South East T0608502187       Site No         SWRCB Leaking Underground Storage Tank Sites Other Groundwater. Groundwater that is not used for drinking water. Groundwater with no beneficial use. Groundwater with actual or potential use other than for drinking water. Unknown Unknown 4/29/1994 Case Closed 8006619 Site NOT Tested for MTBE. Includes Unknown and Not Analyzed Local Agency Lead Currently Low Priority 587 Excavate and Treat MR BRAD TAYLOR		
LOVE/EXXON/GIANCOLA 16990 MONTEREY HWY MORGAN HILL, CA 95037 List: Case Type: Leak Cause: Leak Source: Case Closed Date: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method:	PIERS ID:       LUSTCA-T0608502187         Distance/Direction:       2911 Feet / South East         Agency ID:       T0608502187         SWRCB Leaking Underground Storage Tank Sites       Other Groundwater. Groundwater that is not used for drinking         water.       Groundwater with no beneficial use. Groundwater with         actual or potential use other than for drinking water.       Unknown         Unknown       4/29/1994         Case Closed       8006619         Site NOT Tested for MTBE.       Includes Unknown and Not Analyzed         Local Agency Lead       Currently Low Priority         587       Excavate and Treat		

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Listings for Surrounding Sites - LUST Sites

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150 DUNNE AVE E MORGAN HILL, CA 95037 PIERS ID:LUSTCA-T0608500008Distance/Direction:3311 Feet / EastAgency ID:T0608500008



List: Case Type: Leak Cause: Leak Source: Status: Primary Substance Leaked Code: MTBE Tested: Lead Agency: Priority: Case Number: Abatement Method: Water System: Distance: Geotracker Global ID: Agency:	SWRCB Leaking Underground Storage Tank Sites Soil Only Unknown Pollution Characterization 12034 Not Required to be Tested Local Agency Lead Currently Unknown Priority 2096 Unknown MR BRAD TAYLOR 742.914811793064 W0609701026 SWRCB
Redtree Properties 140 San Pedro Ave Morgan Hill, CA	PIERS ID: SCVWD1-09S3E28K01 Distance/Direction: 4550 Feet / South East Agency ID: 09S3E28K01 569
Agency: Close Date:	SCVWD 11/12/1993

DATE OF REPORT: 11/20/2002

ADDRESS: 60 W. Second Street

### Listings for Surrounding Sites - Wells Sites

#### WELLS: Water Wells

#### Database Searched to a One-Quarter Mile Radius

The below-listed sites are found on the WELLS database. Public Water Wells that have been recorded into the State Water Resources Control Board Geotracker System show up on this database. Due to security reasons, limited information on public wells is available. Source Agency: State Water Resources Control Board

#### CITY OF MORGAN HILL

17555 PEAK AVE MORGAN HILL, CA PIERS ID:WWELLS-889Distance/Direction:1436 Feet / South WestAgency ID:889



List: Agency:

ency:

Water Wells SWRCB

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#### Listings for Surrounding Sites - HazMat Sites

#### HAZMAT: Hazardous Materials Storage and Incident Records Database Searched to a One-Quarter Mile Radius

The below-listed sites are found on local HAZMAT databases. PIERS gathers data from local fire and health departments where available. This data includes information on hazardous materials storage, use and disposal sites as well as incident reports, hazardous materials inventory and business plan documents, spills and releases.

Source Agency: State Water Resources Control Board (SWRCB) Waste Discharge System (WDS) database, Waste Management Unit Database (WMUDS/SWAT); Various local fire and health departments including: the Contra Costa Site List (County Environmental Health), San Leandro Environmental Services List, Oakland Office of Emergency Services List, San Mateo County Business Inventory Database, San Francisco HazMat List, San Jose Hazardous Materials Database

SHELL-BRANDED SERVICE STATION 17905 MONTEREY RD MORGANHILL, CA 95037	PIERS ID: SWIMCA-3 430007001 Distance/Direction: 2135 Feet / North Agency ID: 3 430007001
List:	State Water Information Management System
Order Status:	A
NPDES Number:	CAG993002
Agency Type:	PR
FacilityType:	OTH
RCRA Site:	Ν
Water Quality Threat:	3
Complexity:	C
Type:	Reg_Fac
Agency:	SWRCB
SHELL-BRANDED SERVICE STATION 17905 N MONTEREY RD MORGANHILL, CA 95037	PIERS ID: CALWDS-2700 Distance/Direction: 2192 Feet / North Agency ID: 2700
List:	Waste Disposal System
Order Status:	A
NPDES Number:	CAG993002
Agency Type:	PR
Facility Type:	OTH
RCRA Site:	Ν
Water Quality Threat:	Discharges of waste which could degrade water quality without
	violating water quality objectives, or cause a minor impairment of
~	designated beneficial uses.
Complexity:	Discharges having no waste treatment systems or must comply with
	best mgmt practices, discharges having passive treatment &
	disposal systems, i.e. septic systems w/ subsurface disposal
	systems, or dischargers having waste storage systems w/ land
Aganavi	disposal.
Agency:	SWRCB

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## IDENTIFIED HAZARDOUS MATERIALS SITES RADIUS REPORT Listings for Surrounding Sites - HazMat Sites

 BP SS# 11224
 PIERS ID:
 SWIMCA-3 430011001

 Distance/Direction:
 2635 Feet / South East

 16995 16995 MONTEREY HWY
 Agency ID:
 3 430011001

 MORGAN HILL, CA 95037
 Supervisition
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SWRCB



List: Order Status: NPDES Number: Agency Type: FacilityType: RCRA Site: Water Quality Threat: Complexity: Type: Agency:

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State Water Information Management System A CAG993002 PR OTH N 3 C

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**Listings for Surrounding Sites - RCRA Sites** 

#### **GENERATOR: RCRA Small and Large Hazardous Materials Generators Database Searched to a One-Eighth Mile Radius**

The below-listed sites are found on the GENERATORS database. GENERATORS is a subset of data found within the Federal RCRA database (RCRIS). RCRA GENERATORS are federally permitted generators of varying amounts of hazardous materials. A listing on the GENERATOR database does not directly indicate a release has occurred, only that the site generates hazardous materials. Source Agency: Federal Environmental Protection Agency (EPA)

NOB HILL ONE HOUR CLEANERS	PIERS ID: RCRA00-CAD981613656
211 W MAIN AVE	Distance/Direction: 207 Feet / South West
MORGAN HILL, CA 95037	Agency ID: CAD981613656
List:	RCRA Generators
Agency:	US EPA
Activites perfo	ormed at RCRA Site
Activity Location:	CA
Generator RCRA Regulatory Status:	RCRA Regulated
Generator Indicator:	2
Activity Location:	CA
Generator RCRA Regulatory Status:	RCRA Regulated
Generator Indicator:	1
Site Owners	
Owner/Operator Indicator:	Current Owner
Owner/Operator Name:	YON CHOL
Owner/Operator Indicator:	Current Operator
Owner/Operator Name:	NOT REQUIRED
Event Sources	
Activity_Location:	CA
Source of Information:	EPA Inspection
Activity_Location:	CA
Source of Information:	Notification
Site Type	
Universe Type Owner:	HQ
Universe Type:	SQG
Universe Type Description:	Small Generator

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	RADIUS REPORT	
RADIUS REPORT Listings for Surrounding Sites - RCRA Sites		
ADVANCE CLEANERS	PIERS ID: RCRA00-CAD981171929	
259 W MAIN AVE	Distance/Direction: 460 Feet / South West	
MORGAN HILL, CA 95037	Agency ID: CAD981171929	
List:	RCRA Generators	
Agency:	US EPA	
Activites p	erformed at RCRA Site	
Activity Location:	CA	
Generator RCRA Regulatory Status:	RCRA Regulated	
Generator Indicator:	2	
Site Owner	`S	
Owner/Operator Indicator:	Current Owner	
Owner/Operator Name:	MARTIN A STEIN	
Owner/Operator Indicator: Owner/Operator Name:	Current Operator NOT REQUIRED	
Event Sour	ces	
Activity_Location:	CA	
Source of Information:	EPA Inspection	
Site Type		
Universe Type Owner:	HQ	
Universe Type:	SQG	
Universe Type Description:	Small Generator	
B&M AUTOMOTIVE INC	PIERS ID: RCRA00-CAD982475279	
17650 MONTEREY RD	Distance/Direction: 1293 Feet / North East	
MORGAN HILL, CA 95037	Agency ID: CAD982475279	
List:	RCRA Generators	
Agency:	US EPA	
Activites p	erformed at RCRA Site	
Activity Location:	CA	
Generator RCRA Regulatory Status:	RCRA Regulated	
Generator Indicator:	2	
Site Owner	S	
Owner/Operator Indicator:	Current Owner	
Owner/Operator Name:	SW MINTON	
Owner/Operator Indicator:	Current Operator	

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IDENTIFIED HAZARDOUS MATERIALS SITES		
RADIUS REPORT		
an a	s for Surrounding Sites - RCRA Sites	
Owner/Operator Name:	NOT REQUIRED	
Event Sou	rces	
Activity_Location: Source of Information:	CA Notification	
Site Type		
Universe Type Owner: Universe Type: Universe Type Description:	HQ SQG Small Generator	
TOSCO NORTHWEST CO 16995 MONTEREY MORGAN HILL, CA 95037	Distance/Direction: 2639 Feet / South East	te No
List: Land Type: Agency:	RCRA Generators Private US EPA	
Activites p	erformed at RCRA Site	
Activity Location: Generator RCRA Regulatory Status: Generator Indicator:	CA RCRA Regulated 2	
Site Owner	°S	
Owner/Operator Indicator: Owner/Operator Name:	Current Owner TOSCO NORTHWEST CO	
Event Sour	Ces	
Activity_Location: Source of Information:	CA Notification	
Site Type		
Universe Type Owner: Universe Type: Universe Type Description:	HQ SQG Small Generator	
MORGAN HILL DISCOUNT CLEANERS 6990 MONTEREY RD NO 130 MORGAN HILL, CA 95037		e No
List: Land Type: Agency:	RCRA Generators Private US EPA	
	ERVICES, INC. 1330 S. BASCOM AVE. SUITE F, SAN JOSE, CA 95128 OM PHONE: 408-559-1248 FAX: 408-559-1224 WWW.PIERSES.COM	
DATE OF REPORT: 11/20/2002	ADDRESS: 60 W. Second Street PAGE #	4.3

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Listings for Surrounding Sites - RCRA Sites

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Activites perf	ormed at RCRA Site
Activity Location: Generator RCRA Regulatory Status: Generator Indicator:	CA RCRA Regulated 2
Site Owners	
Owner/Operator Indicator: Owner/Operator Name:	Previous Owner SATNAM SUMMAN
Owner/Operator Indicator: Owner/Operator Name:	Current Owner SATNAM SUMMAN
Event Source	<b>3</b>
Activity_Location: Source of Information:	CA Notification
Site Type	
Universe Type Owner: Universe Type: Universe Type Description:	HQ SQG Small Generator
TOWN AND COUNTRY CAR WASH 16940 MONTEREY RD MORGAN HILL, CA 95037	PIERS ID: RCRA00-CAD983670910 Distance/Direction: 3067 Feet / South East Agency ID: CAD983670910 Site No 655
List: Land Type:	RCRA Generators Private
Agency:	US EPA ormed at RCRA Site
Activity Location: Generator RCRA Regulatory Status: Generator Indicator:	CA RCRA Regulated 2
Site Owners	
Owner/Operator Indicator: Owner/Operator Name:	Current Owner RICHARD GARMAN
Event Sources	
Activity_Location: Source of Information:	CA Notification

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### Listings for Surrounding Sites - RCRA Sites

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Site Type		
Universe Type Owner: Universe Type: Universe Type Description:	HQ SQG Small Generator	
D AND A SPRAY 16890 CHURCH ST BLDG 12 MORGAN HILL, CA 95037	PIERS ID:RCRA00-CAR000011023Distance/Direction:3442 Feet / EastAgency ID:CAR000011023	Site No
List: Land Type: Agency:	RCRA Generators Private US EPA	
Activites per	rformed at RCRA Site	
Activity Location: Generator RCRA Regulatory Status: Generator Indicator:	CA RCRA Regulated 2	
Site Owners		
Owner/Operator Indicator: Owner/Operator Name:	Current Owner BOB DALTON	
Event Sourc	es	
Activity_Location: Source of Information:	CA Notification	
Site Type		
Universe Type Owner: Universe Type: Universe Type Description:	HQ SQG Small Generator	
16890 CHURCH ST BLDG 1A MORGAN HILL, CA 95037	PIERS ID: RCRA00-CAR000081265 Distance/Direction: 3442 Feet / East Agency ID: CAR000081265	Site No <b>68</b>
List: Land Type: Agency:	RCRA Generators Private US EPA	
Activites per	rformed at RCRA Site	
Activity Location: Generator RCRA Regulatory Status: Generator Indicator:	CA RCRA Regulated 2	

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Listings for Surrounding Sites - RCRA Sites

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Site Owners Owner/Operator Indicator: Current Owner Owner/Operator Name: DENNIS RAWSON **Event Sources** Activity\_Location: CA Source of Information: Notification Site Type HQ Universe Type Owner: Universe Type: SQG Small Generator Universe Type Description: PIERS ENVIRONMENTAL SERVICES, INC. 1330 S. BASCOM AVE. SUITE F, SAN JOSE, CA 95128

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RADIUS REPORT Listings for Surrounding Sites - UST Sites		
facilities recorded with the SWRCB directly indicate a release has occurre underground storage tank. Source Agency: State Water Resource	h Mile Radius JST databases. The databases include active and permitted UST and local agencies. A listing on the UST databases does not ed, only that the site currently or historically contained an ces Control Board, The Contra Costa Site List (County County Hazmat Database (County Environmental Health), Mar	
GTE MORGAN HILL CENTRAL OFFICE 20 W SECOND ST Morgan Hill, CA 95037	Distance/Direction: 1381 Feet / East	e No O
List: Local Agency: Identify Number: Agency:	State Underground Storage Tank List 43003 12357 SWRCB	
ASSOCIATED CONCRETE 130 E MAIN AV Morgan Hill, CA 95037	PIERS ID: CALUST-18885 Distance/Direction: 1859 Feet / North East Agency ID: 18885	e No <b>O</b>
List: Local Agency: Identify Number: Agency:	State Underground Storage Tank List 43003 18885 SWRCB	
ISAACSON GRAIN CO. 17500 DEPOT ST Morgan Hill, CA 95037	PIERS ID: CALUST-11415 Distance/Direction: 2032 Feet / East Agency ID: 11415	•No 6
List: Local Agency: Identify Number: Agency:	State Underground Storage Tank List 43003 11415 SWRCB	
M.H. AUTO SERVICE SS # 31112 17015 MONTEREY RD Morgan Hill, CA 95037	PIERS ID: CALUST-9644 Distance/Direction: 2536 Feet / South East Agency ID: 9644 5	No O
List: Local Agency: Identify Number: Agency:	State Underground Storage Tank List 43003 9644 SWRCB	

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Listings for Surrounding Sites - UST Sites

MORGAN HILL BEACON 16995 MONTEREY RD Morgan Hill, CA 95037	PIERS ID: CALUST-8802 Distance/Direction: 2810 Feet / South East Agency ID: 8802	Site No <b>57</b>
List:	State Underground Storage Tank List	
Local Agency:	43003	
Identify Number:	8802	
Agency:	SWRCB	

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	or Surrounding Sites - Cleaners Sites	
CLEANERS: Dry Cleaner Faciliti Database Searched to a One-Eight The below-listed sites are found on the related facilities that have permits we releases to the environment. Source Agency: Bay Area Air Resource	th Mile Radius the CLEANERS database. This is a database containing ith this agency. Dry cleaners can be a source of contam	drycleaner inant
Pryclean A+ 11 W Main Avenue Iorgan Hill, CA	PIERS ID: CLEANR-12813 Distance/Direction: 323 Feet / South West Agency ID: 12813	Site No 2
List: Air Basin: Standard Industrial Classification Code: Agency:	Dry Cleaning Facilities SF Drycleaning Plants, Except Rug Cleaning ARB	
OB HILL ONE HOUR CLEANER 11 W MAIN AVENUE IORGAN HILL, CA	PIERS ID: CLEANR-10613 Distance/Direction: 324 Feet / South West Agency ID: 10613	Site No 3
ist: Air Basin: Standard Industrial Classification Code: Agency:	Dry Cleaning Facilities SF Drycleaning Plants, Except Rug Cleaning ARB	<u> </u>
dvance Dry Cleaners 59 W Main Avenue Iorgan Hill, CA	PIERS ID: CLEANR-4670 Distance/Direction: 563 Feet / South West Agency ID: 4670	Site No
ist: Air Basin: tandard Industrial Classification Code: Agency:	Dry Cleaning Facilities SF Drycleaning Plants, Except Rug Cleaning ARB	
lorgan Hill Discount Clea 5990 Monterey Road Iorgan Hill, CA	PIERS ID: CLEANR-12031 Distance/Direction: 2793 Feet / South East Agency ID: 12031	Site No 56
ist: hir Basin: tandard Industrial Classification Code: gency:	Dry Cleaning Facilities SF Drycleaning Plants, Except Rug Cleaning ARB	

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Listings for Surrounding Sites - Cleaners Sites

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16965 So Monterey, Morgan Hill, CA PIERS ID: CLE Distance/Direction: 2918 Agency ID: 927

CLEANR-9274 2918 Feet / South East 9274



List: Air Basin: Standard Industrial Classification Code: Agency: Dry Cleaning Facilities SF Drycleaning Plants, Except Rug Cleaning ARB

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### Listings for Surrounding Sites - HazNet Sites

#### HAZNET: Hazardous Waste Information System Database Searched to a One-Eighth Mile Radius

The below-listed sites are found on the HAZNET database. Only facilities that transport hazardous materials have been itemized out of the entire HAZNET databases, which tracks materials from "cradle to grave".

PIERS ID:

Agency ID:

HAZNET-4027

4027

2606 Feet / South East

Source Agency: California Environmental Protection Agency.

#### L J M TRUCKING

16926 DEL MONTE AVENUE MORGAN HILL, CA 95037

List: Expiration Date: Agency: Hazardous Materials Transporters 2003/03/31 CalEPA

Distance/Direction:

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Site No

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#### 7.4 **BIBLIOGRAPHY**

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Reports and documents for sites that were reviewed in the vicinity of the subject parcels are referenced directly in the text of this report.

### 7.5 CERTIFICATION PAGE

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Tel (408) 559-1248 Fax (408) 559-1224

April 21, 2003

Santa Clara Valley Water District Environmental Compliance Unit 5750 Almaden Expressway San Jose, CA 95118-3686 Attn: Mr. Uday Mandlekar

RE: Certification for Phase I Environmental Site Assessment Selected Parcels Along Upper Llagas Creek, Reach 8 Morgan Hill, Santa Clara County, CA

Dear Mr. Mandlekar:

PIERS Environmental Services, Inc. certifies that the enclosed report represents our best professional effort at completing the scope of services requested and that the Santa Clara Valley Water District may rely upon the contents of this report.

Sincerely, PIERS Environmental Services, Inc.

Dawn Murray, President PIERS Environmental Services, Inc. REA # 07260

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