

TRANSACTION SCREEN QUESTIONNAIRE
FOR PHASE I ENVIRONMENTAL SITE ASSESSMENT

639 Waterman Avenue
STREET ADDRESS OF SUBJECT PROPERTY

San Bernardino CA 92408
CITY STATE ZIP

<u>Kent Norton</u>	<u>LSA Associates, Inc.</u>		
NAME OF PARTY COMPLETING QUESTIONNAIRE	COMPANY		
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STREET ADDRESS	CITY	STATE	ZIP
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DAYTIME PHONE	ALTERNATIVE PHONE		
<u>Kent.norton@lsa-associates.com</u>			
EMAIL ADDRESS / ALTERNATIVE CONTACT INFO			

telephone interview with Ron Laurence with "Westbay"
(951) 808-8904 RLaurence@LHI Framing.com

How long since excavation on the property 2004 By Whom Westbay

Why to remove 2 old houses + septic tank

Last time natural features manipulated 2004 By Whom Westbay

Why to remove 2 old houses

Previous ESA's January 2006 By Whom Christopher Hayden - REA 5259

Why possible industrial development (Hayden Environmental)

Previous remediation work — By Whom Westbay

Why remove septic tank

SURROUNDING PROPERTIES

General description of area: industrial

Uses of surrounding properties:

East Cott Beverage Plant West: Waterman Ave. and offices

North self storage facility South Business Park and residential

Proximity to:

gas station 1/4 mi. north (being removed) manufacturing plants adjacent east

waste treatment facility No water treatment facility No

Is there any reason to suspect environmental contamination from adjoining properties No

all records and observations are negative

QUESTIONNAIRE

1a. Did you observe evidence or do you have any prior knowledge that the *subject property* is currently or has been previously used for an **industrial use**? yes no unknown

1b. Did you observe evidence or do you have any prior knowledge that any *adjoining properties* is currently or has been previously used for an **industrial use**? yes no unknown
(see used listed above)

2a. Did you observe evidence or do you have any knowledge that the *subject property* is currently or has previously been used for any of the following (circle all that apply):

- gasoline station
- motor repair facility
- dry cleaners
- photo developing laboratory
- junkyard or landfill
- waste treatment, storage, disposal, processing or recycling facility

yes

no

unknown

2b. Did you observe evidence or do you have any knowledge that any *adjoining property* is currently or has previously been used for any of the following (circle all that apply):

- gasoline station
- motor repair facility
- dry cleaners
- photo developing laboratory
- junkyard or landfill
- waste treatment, storage, disposal, processing or recycling facility

yes

no

unknown

small junkyard southeast of site

3. Did you observe evidence or do you have any knowledge that there are currently or have been previously any damaged or discarded **automotive or industrial batteries, pesticides, paints, or other chemicals** in individual containers > 5 gallons (19 L) in volume or 50 gallons (190 L) in the aggregate, stored on or used at the *subject property*?

yes

no

unknown

small amounts of trash occasionally dumped

4. Did you observe evidence or do you have any knowledge that there are currently or have been previously any **industrial drums** (typically 55 gal) or sacks of chemicals located on the *subject property*?

yes

no

unknown

5. Did you observe evidence or do you have any prior knowledge that **fill dirt** has been brought onto the *subject property* that **originated from a contaminated site or is of unknown origin**?

yes

no

unknown

6. Did you observe evidence or do you have any prior knowledge that there is currently or has been previously any **pits, ponds, or lagoons** located on the *subject property* in connection with waste treatment or waste disposal?

yes

no

unknown

7. Did you observe evidence or do you have any prior knowledge that there is currently or has been previously any **stained soil** on the *subject property*?

yes

no

unknown

8. Did you observe evidence or do you have any prior knowledge that there is currently or has been previously any **registered or unregistered storage tanks** (above or underground) located on the *subject property*? yes no unknown

9. Did you observe evidence or do you have any prior knowledge that there is currently or has been previously any **vent pipes, fill pipes, or access ways** indicating a fill pipe protruding from the ground on the *subject property or adjacent to any structure* on the subject property? yes no unknown

10. Is there currently evidence of **leaks, spill, or staining** by substances other than water, or **foul odors**, associated with flooring, drains, walls, ceilings, or exposed grounds on the *subject property*? yes no unknown

11. If the *subject property* is served by a **private well or non-public water system**, is there evidence or do you have any knowledge that **contaminants** have been identified in the well or system, or that the well has been **designated as contaminated** by any government environmental / health agency? yes no unknown

12. Do you have any knowledge of **environmental liens** or government notification relating to **past or recurrent violations of environmental laws** with respect to the *subject property*? yes no unknown

13. Have you been informed of the current or past existence of **hazardous substances or petroleum products** with respect to the *subject property*? yes no unknown

14. Do you have any knowledge of any **environmental site assessment** of the property or facility that indicated the presence of **hazardous substances or petroleum products on, or contamination of**, the *subject property*, or **recommended further assessment** of the *subject property*? yes no unknown

2006 Phase 1 negative results

15. Do you know of any past, threatened, or pending **lawsuits or administrative proceedings** concerning a release or threatened release of any hazardous substance or petroleum products involving the *subject property* by any owner or occupant of the property? yes no unknown

16. Does the *subject property* **discharge waste water** (not including sanitary waste or storm water) onto or adjacent to the property and/or into a storm water system? yes no unknown

17. Do you have any prior knowledge that any **hazardous substances or petroleum products, unidentified waste materials, tires, automotive or industrial batteries, or any other waste materials** have been dumped above grade, buried and/or burned on the *subject property*?

yes

no

unknown

occasionally tires or trash dumped but cleaned up

18. Is there a transformer, capacitor, or any hydraulic equipment for which there are any records indicating the **presence of PCB's**?

yes

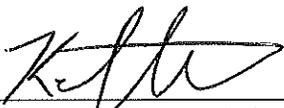
no

unknown

Please provide details relating to any questions answered "yes" in the space provided. Attach additional sheets or informative documents if necessary.

see answers with specific questions 16, 26, + 17

The undersigned represents that to the best of their knowledge the above statements and facts are true and correct and the best of his/her knowledge no material facts have been suppressed or misstated.



Signature of party completing questionnaire

Kent Norton

Name of party completing questionnaire

2/17/12

Date

Per Ron Lawrence - Westbay