

PHASE I ENVIRONMENTAL SITE ASSESSMENT

OF THE:
PROPERTY LOCATED AT:
521 ECLIPSE PLACE
SOUTH BEND, INDIANA, 46628

PREPARED FOR:
CITY OF SOUTH BEND DEPARTMENT OF COMMUNITY
AND ECONOMIC DEVELOPMENT
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1.0 EXECUTIVE SUMMARY

This report presents the results of a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 521 Eclipse Place, South Bend, St. Joseph County, Indiana (Site). Hull & Associates, Inc. (Hull) conducted this Phase I ESA during June and July 2008 for the City of South Bend, (Client) who, Hull understands, plans to redevelop the Site. This assessment was conducted in a manner generally consistent with the American Society for Testing and Materials (ASTM) Standard E 1527-05, which incorporates the Brownfields Revitalization Act All Appropriate Inquiry (AAI).

In performing this assessment, Hull reviewed federal, state, and local lists of state hazardous sites, underground storage tanks (USTs), hazardous waste management facilities, and environmental releases of hazardous substances and petroleum. Hull also examined records maintained by the Indiana Department of Environmental Management (IDEM); St. Joseph County, Indiana (St. Joseph County); and a regulatory database report generated by FirstSearch Technology Corporation (FirstSearch).

According to the Client, the City of South Bend currently owns the Site. The Site building sits within a City park, and was developed for office use in the late 1930s. Office use continued until the main building was used as storage by various departments in the City of South Bend. The Site is currently used for general storage and is planned to undergo renovation for use as a City of South Bend Animal Shelter.

Hull has performed this Phase I ESA of 327 West Pearl Street in general accordance with the scope and limitations of ASTM Practice E 1527-05. Any exceptions to, or deletions from, this practice are described in Section 11 of this report. This assessment has revealed no evidence of RECs in connection with the Site except for the following:

1. The Bosch Plant currently operates to the south of the Site, and is listed as an active Brownfield in the environmental regulatory database search report. Brownfields are abandoned or under-used industrial and commercial facilities where expansion or redevelopment is complicated by real or perceived environmental contamination. Because the Bosch Plant is identified as a Brownfield facility, and is located adjacent, and in an inferred upgradient position with respect to the Site, this constitutes a REC in this Phase I ESA;
2. Vent piping was observed on the south side of the main building. A pipe suspected to be associated with a UST was found running along the interior of the basement. This pipe was also secreting a film at one of its junctures that exhibited an apparent petroleum odor. Additionally, a representative with the City of South Bend assisted Hull with visually confirming the presence of a fluid exhibiting a petroleum odor from within the vent pipes. The current presence of vent piping, and the observation of a petroleum odor on the basement piping and from fluid extracted from the vent piping indicate the possible presence of a UST and constitutes a REC in this Phase I ESA.

2.0 INTRODUCTION

2.1 Scope of Work

The project was executed under Hull project number SBI047 and was conducted in June and July 2008. This assessment was conducted in general accordance with ASTM E 1527-05 *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*, which incorporates the Brownfields Revitalization Act All Appropriate Inquiry (AAI). A copy of the Scope of Work for this project is included in Appendix A. All figures referenced in this report are included at the end of the text.

2.2 Purpose

The purpose of complying with the ASTM Standard E1527-05 is to permit the Client to satisfy one of the requirements to qualify for the Innocent Landowner, Contiguous Property Owner, or Bona Fide Prospective Purchaser limitations of Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) liability. Specifically, Hull conducted this assessment to evaluate the presence of RECs associated with the Site.¹ The assessment was based on information gained by qualified Hull personnel from review of public documents, files, photographs and maps; correspondence with regulatory agencies; review of an environmental regulatory database search report; interviews with local governmental agencies; and a reconnaissance of the Site.

2.3 Significant Assumptions

No significant assumptions were made for the Phase I ESA conducted for this Site.

2.4 Special Terms and Conditions

No special terms or conditions were applied to the ASTM standard for this project.

¹ ASTM defines a "recognized environmental condition" as the presence or likely presence of any hazardous substance or petroleum product on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum product into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies.

2.5 Report Limitations

The conclusions presented herein are based on the level of effort and investigative techniques defined under the Scope of Work. Hull has conducted this investigation in a manner consistent with sound engineering practices and with professional judgment. No other warranty or guarantee, expressed or implied, is made. This report does not attempt to evaluate past or present compliance with federal, state and local environmental or land use laws and regulations. Hull makes no guarantees regarding the completeness or accuracy of any information obtained in review of public or private files. Furthermore, this report is prepared for, and made available for the sole use of the City of South Bend, Indiana, and the contents thereof may not be used or relied upon by any other person without the express written consent and authorization of the City of South Bend, Indiana, and Hull.

3.0 SITE DESCRIPTION

3.1 Location and Legal Reference

Site Address: 521 Eclipse Place
South Bend, St. Joseph County, Indiana.

Site Acreage: 0.33 acres

The St. Joseph County Auditor's Office could not locate a deed on file for the Site, apparently because the Site is located within a City park that was established in the 1930s. Ms. Betsy Harriman with the Department of Parks and Recreation was contacted concerning the Site. In written correspondence, she stated that she could not locate a deed for the property, but does have documentation of city meetings concerning construction of the main building in 1938.

The location of the Site is shown on Figure 1 and photographs from the Site reconnaissance are included in Appendix B. A copy of the correspondence from Ms. Harriman is included in Appendix C.

3.2 Site and Vicinity General Characteristics

Site Setting: Mixed Use. The Site is currently located within a public park.

The Site is located within a public park and includes a 5,100 square foot building (main building), a small 100 square foot storage shed (storage shed), and a vacant parking lot once utilized by the Bendix Corporation (Bendix lot). A Site Plan with Photo Locators showing the general Site layout and characteristics is presented as Figure 2.

3.3 General Site Usage

The Site is currently vacant and the building is being used to store effects and records belonging to Animal Care and Control of the City of South Bend (Animal Control) and the Division of Code Enforcement of the City of South Bend (Code Enforcement). Historically, the property has been used for a variety of purposes including a daycare and use by the Housing Development division of the City of South Bend. The Bendix lot was used previously used as a parking lot, and is currently vacant. Additional detail about Site usage is provided in Section 4.2. Site conditions observed during the Site reconnaissance are presented in Section 7.0.

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

Site Access: From the east by Eclipse Place, from the south by Bendix Drive, from the west by Goodland Street, and from the north by Kennedy Park.

Building Size: Approximately 5,100 square-foot main building (one-story), approximately 100 square foot storage shed.

Building Construction: Main building is of wooden frame and drywall construction; concrete in the basement, concrete floors and wood frame floors on the ground floor, wood frame floors on the second floor; wood frame doors and windows. The storage shed is composed of a wooden frame and plywood.

The ground floor and basement areas of the main building and the storage shed are currently used to store items belonging to Animal Control and Code Enforcement. The Bendix lot is currently vacant. The City of South Bend plans to renovate the Site for future use as a new animal shelter.

3.5 Current Uses of Adjoining Properties

Adjoining properties were observed from the Site's boundaries, public rights-of-way, or other vantage points, including an inspection of areas where hazardous substances may be or may have been stored, treated, handled, or disposed. Observations of the adjoining properties are summarized as follows:

CURRENT USE OF ADJOINING PROPERTIES	
North	Kennedy Park
South	Bendix Drive followed by Bosch Plant
East	Eclipse Drive followed by Kennedy Park
West	Goodland Avenue followed by a vacant gravel lot

The Bosch Plant located on the south side of the Site appears as a Brownfield property and in several other databases in the FirstSearch report. Further details regarding this listing are included in Section 6.3.

4.0 HISTORICAL AND CURRENT USES OF THE SITE

4.1 Historical Site Usage

To identify the historical use of the Site, Hull personnel reviewed deed and title information, zoning information, city directories, aerial photographs, and historical land use maps.

4.1.1 Ownership

As mentioned in Section 3.1, a deed could not be obtained for the Site. Hull received an email correspondence from Ms. Betsy Harriman with the Parks and Recreation Department stating that the main building was constructed in 1938 on city property.

1938 to Present

City of South Bend

A copy of the correspondence with Ms. Harriman is presented in Appendix C.

4.1.2 Zoning Information

Parcel Zoning: MU – Mixed Use

The MU Mixed Use District is established to promote the development of a dense urban village environment. The regulations are intended to encourage all the elements of a traditional urban village, including: storefront retail; professional offices; and dwelling units located either in townhouse developments or in the upper stories of mixed-use buildings. The development standards in this district are designed to: encourage a pedestrian oriented design throughout the district; and maintain an appropriate pedestrian scale, massing and relationship between buildings and structures within the district. (South Bend, Indiana, 2008).

4.1.3 City Directories

City directories were searched back to 1965 in approximately five-year increments, including 1921, 1929, 1934, 1939, 1944, 1949, 1954, 1955, 1961, 1966, 1971, 1976, 1981, 1982, 1986, 1991, 1996, 2002, and 2007. The results of the city directories search are summarized below.

SUMMARY OF CITY DIRECTORY SEARCH		
Date	Site Occupant	Source
	521 Eclipse Place	
1954 - 1966	South Bend Air Procurement Division	Polk's City Directory (South Bend, Indiana)
1966 - 1971	South Bend Air Force Contract Management Office	Polk's City Directory (South Bend, Indiana)
1971- 1981	Bendix Corporation Experimental Building	Polk's City Directory (South Bend, Indiana)
1981 - 1986	Community Development (Bureau of Housing)	Polk's City Directory (South Bend, Indiana)
1986 - 2002	City Bureau of Housing	Polk's City Directory (South Bend, Indiana)
2002 - 2007	Community Home Buyers Government Offices Housing Development Corporate Offices South Bend Housing Bureau Government Offices South Bend Reward Program Government Offices	Polk's City Directory (South Bend - Mishawaka, Indiana)
2007	St. Joseph County Housing Development County Government General Offices	Polk's City Directory (South Bend, Indiana)

South Bend, Indiana, City directories were not available for any year prior to 1921.

4.1.4 Aerial Photographs

Hull obtained aerial photographs from Historical Information Gatherers, Inc. (HIG), to aid in identifying past use of the Site and adjacent properties. Photographs were reviewed in approximately five-year intervals for the years 1938, 1951, 1965, 1973, 1981, 1986, 1998, and 2003. Copies of aerial photographs are provided in Appendix D.

SUMMARY OF AERIAL PHOTOGRAPHS REVIEWED	
Date (Scale)	Description
1938 (1" = 500')	The Site appears to be wooded and mostly undeveloped. The main building that appears on the Site today is not present, and the southern Bendix parking lot is not developed.
1951 (1" = 500')	The main building is present on the Site. Several drives and roads are noticed leading to the building and through the Site. The rest of the Site appears generally unchanged from the previous photograph.
1965 (1" = 500')	The Bendix lot located to the south of the main building is developed as a parking lot in this photograph. A paved drive appears to the north of the main building on the Site.
1973 (1" = 500')	Although the quality of this photograph is poor, the Site appears largely unchanged from the previous photograph.
1981 (1" = 500')	The Site appears largely unchanged from the previous photograph.
1986 (1" = 500')	Although the quality of this photograph is poor, the Site appears largely unchanged from the previous photograph.
1998 (1" = 500')	Although the quality of this photograph is poor, the Site appears largely unchanged from the previous photograph.
2003 (1" = 500')	The electrical substation is observed on the western portion of the Bendix lot. The rest of the Site appears largely unchanged from the previous photograph.

4.1.5 Historical Land Use Maps

4.1.5.1 Sanborn Fire Insurance Maps

Hull requested Sanborn available fire insurance maps (Sanborns) from Jeff Meeker with Current & Historic Research. After extensive searches, Mr. Meeker located several Sanborns in the vicinity of the Site, but could not obtain a Sanborn that included the Site. Copies of the maps and correspondence with Mr. Meeker are included in Appendix E.

4.1.5.2 Historical Topographic Maps

Hull reviewed topographic maps in approximately five-year intervals for the years 1958, 1969, 1980, and 1986. A summary of the map review is included below. Copies of the maps are provided in Appendix E.

SUMMARY OF SITE OBSERVATIONS FROM TOPOGRAPHIC MAPS	
Year	Site Land-Use
1958	The main building is shown on the Site. The Site is encompassed within Bendix Park.
1969	No changes observed from the previous map.
1981	No changes observed from the previous map.
1986	No changes observed from the previous map.

SUMMARY OF ADJACENT PROPERTY OBSERVATIONS FROM TOPOGRAPHIC MAPS				
Year	North	East	South	West
1958	Bendix Park	Bendix park	Large building shown	No structures shown
1969	Bendix Park	Bendix park	Large building shown	No structures shown
1981	Bendix Park	Bendix park	Large building shown	No structures shown
1986	Bendix Park	Bendix park	Large building shown	No structures shown

4.1.6 Summary of Historical Operations

A summary of significant historical events for the Site and historical usage based upon all lines of evidence examined by Hull is included below.

SUMMARY OF HISTORICAL EVENTS AND SITE USAGE		
Date(s)	Site Use or Significant Historical Event	Source
1954 - 1971	<u>South Bend Air Force and Procurement Offices</u>	City Directory
1965	<i>Bendix Lot appears as a parking lot</i>	Aerials
1971 - 1981	<u>Bendix Corporation occupies main building</u>	City Directory
1981 - 2007	<u>City of South Bend – various offices</u>	City directories, Interviews
2008	<u>Vacant – miscellaneous storage (entire structure)</u>	Site Reconnaissance, Interviews

4.2 Current Site Usage

The Site lies within the boundaries of a City of South Bend park and is currently owned by the City of South Bend. A vacant one-story structure with basement and a small storage shed

currently occupy the Site. Areas surrounding the structure are covered primarily by asphalt and concrete with some grassy areas. The southern portion of the Site is covered with asphalt and was used as a parking lot for the Bendix Corporation. The interior of the structure is currently used as storage space for miscellaneous items belonging to Animal Control and Code Enforcement.

4.2.1 Utility Information

Electric Service: American Electric Power

Gas Service: NIPSCO

Potable Water Service: City of South Bend

Sewer Service: City of South Bend

5.0 CLIENT-PROVIDED INFORMATION

5.1 Environmental Liens

Hull requested from the Client information concerning possible environmental liens associated with the Site. No indication of such liens was reported to Hull.

5.2 Specialized Knowledge

The Client did not indicate to Hull any relevant specialized knowledge or experience material to RECs in connection with the Site. All available environmental records pertaining to the Site and provided by the Client are summarized and referenced in the applicable sections of this report.

5.3 Valuation Reduction for Environmental Issues

The Client did not express any actual knowledge that the value of the Site is significantly less than the value of comparable properties.

5.4 Owner and Occupant Information

The Client indicated that the Site is owned by the City of South Bend. Hull interviewed Mr. Gary Libbey with the City of South Bend as part of this Phase I ESA. Pertinent information from the interviews is included where applicable throughout this report.

5.5 Reason for Performing Phase I ESA

The purpose of this Phase I ESA is to evaluate potential RECs at the Site prior to redeveloping the Site.

5.6 Other

The Client did not report to Hull other relevant information regarding RECs in connection with the Site.

6.0 ENVIRONMENTAL RECORDS REVIEW

6.1 Previous Studies

Based on information available to Hull, no previous environmental studies of the Site have been completed.

6.2 Physical Setting Source(s)

6.2.1 Regional Geology and Hydrogeology

The Site is located inside the limits of the City of South Bend, in St. Joseph County, Indiana. The elevation of the Site is approximately 735 feet above mean sea level with a general slope to the north-northeast. The Site is located along the southern edge of the Michigan Basin and northeast of the Kankakee Arch that separates the Illinois and Michigan Basins. The surface and near-surface geology is part of the Kankakee Lowland. This area is characterized by fine-grained Holocene alluvium overlying the outwash sand and gravel deposit, which in turn overlies lacustrine silty clay materials. These unconsolidated materials are approximately 20 to 400 ft. thick, overlying the Devonian Age Ellsworth Shale. The Ellsworth Shale is described as predominantly green marine shale.

Review of the well logs in the vicinity of the Site indicates that the St. Joseph Aquifer System is primarily composed of fine to medium sand with layers of sand, gravel and silty clay. In local areas, the presence of the silty clay layer may have created perched groundwater conditions. These granular deposits range in thickness from 60 to 175 ft. with the thickness primarily being controlled by the topography. Groundwater is typically encountered at depths ranging from 30 to 75 ft. below ground surface (bgs). The regional groundwater flow within the aquifer system is generally to the east-northeast at an approximate hydraulic gradient of 0.005 ft/ft. The St. Joseph River appears to be the local discharge area for groundwater. Recharge to the aquifer system is primarily through the vertical percolation of the rain through the highly permeable subsurface.

A copy of the St. Joseph County soil survey, prepared by the U.S. Department of Agriculture was reviewed for this Phase I ESA. The soils map indicates that Urban land-Coloma complex sand is the predominant soil type at the Site. In general, this soil type consists of a sandy outwash and is somewhat excessively drained.

6.2.2 Indiana Geological Survey Oil and Gas Well Log Information

Hull conducted a review of the Indiana Geological Survey's Petroleum Database Management System (http://129.79.145.7/arcims/statewide_mxd/index.html). Data retrieved indicate that there are no oil or gas wells located within one-half mile of the Site. A map showing the results of this search is included in Appendix F.

6.2.3 Indiana Department of Natural Resources Water Well Log Information

Hull conducted a review of the Indiana Department of Natural Resources Water Well Record Database to obtain copies of logs for private water wells, public water wells, and monitoring wells documented within one-half mile of the Site (http://www.in.gov/dnr/water/ground_water/well_database/index.html). Upon review, eleven water wells are known to be located within one-half mile of the Site. None of these wells appear to be located on the Site. Hull reviewed the wells logs for information pertinent to the Site, such as depth to groundwater; according to the well logs, groundwater is generally encountered at 14 feet below ground surface (bgs). The nearest well is located approximately 0.02 mile north of the Site. The boring logs indicate that soils generally consist of sand and gravel from depths of approximately 1 foot to 35 feet bgs, clay from 35 feet to 86 feet bgs, and sand and gravel from 86 to 195 feet bgs. Bedrock was encountered at 196 feet bgs. Copies of the IDNR well map and associated water well logs are included in Appendix F.

6.3 Federal, State and Tribal Environmental Records

An environmental database report generated by FirstSearch was used to access environmental records for this report. The proximity of various listed facilities was reviewed to identify the potential affect, if any, that these facilities may have on the Site. The databases searched included those specified by ASTM E 1527-05 as well as several additional federal and state databases.

FirstSearch contacts government agencies to receive updated records on a monthly or quarterly basis, depending on the database. As a result, facilities that were recently added to the list, and therefore not identified by FirstSearch, may exist within the specified search distance. FirstSearch has verified that it updates its database every 90 days or within 90 days of the last agency update. A copy of the report by FirstSearch is included in Appendix G.

In addition to the facilities identified in the FirstSearch report, FirstSearch provides a list of orphan facilities. These facilities, which are listed on one or more databases, do not have enough address information to be specifically located by FirstSearch. A summary of the orphan facilities is presented below and orphan facilities identified within their respective search radii of the Site are discussed in the applicable section(s) below.

SUMMARY OF ORPHAN FACILITIES			
Orphan Facility Name and Address (IF AVAILABLE)	Location Relative to Site	Applicable List	Within Applicable Radius
Grand Trunk Western Railroad 2107 W Sample Street South Bend, Indiana	1.3 miles SE	LUST	No
Area West of Bendix Oil Tank Linden Avenue	0.2 SE	NFRAP	YES

The FirstSearch report identified an "area west of Bendix oil tank" on Linden Avenue as a NFRAP facility and is likely associated with Bendix Corporation facility adjacent to the Site. Because the facility is in the NFRAP database, it has likely undergone remediation activities and is therefore unlikely to adversely affect the Site.

The Site did not appear in the environmental database search. Results from the environmental database search and opinions about potential for the Site to be impacted by off-site findings are summarized in the following table.

ENVIRONMENTAL DATABASE SEARCH RESULTS: OFF-SITE FINDINGS						
Database	Name and Address	Database Map ID	Location Relative to Site	Anticipated Groundwater Flow Direction	Database Information	REC?
Brownfield	Bosch Plant 401 N Bendix Drive South Bend, Indiana 46628	3	0.06 mile SE	East - Northeast	No information provided	Yes
ERNS	Allied Signal Braking Systems 401 N Bendix Drive South Bend, Indiana 46628	3	0.06 mile SE	East - Northeast	210 gallon fuel spill; absorbents applied, soil excavated	No
LUST	Allied Corporation Corporation, Bendix Chassis, and DRA 401 N Bendix Drive South Bend, IN 46628	3	0.06 mile SE	East - Northeast	No Further Action letter issued (10) tanks – permanently out of service	No
CERCLIS NFRAP	Allied-Signal Bendix 401 N Bendix Drive South Bend, IN 46624	3	0.06 mile SE	East - Northeast	No Further Remedial Action Planned - 1983	No
RCRA Generator	Bosch Automotive Chassis 401 N Bendix Drive South Bend, IN 46628	3	0.06 mile SE	East - Northeast	Small quantity generator (SGN) Three violations noted in December 2001; violations appear to be bookkeeping in nature	No
Registered USTs	Allied Corporation Bendix Chassis, and DRA 401 N Bendix Drive South Bend, Indiana 46634	3	0.06 mile SE	East - Northeast	(1) 10,000-gallon tank (1) 8,000-gallon tank (1) 7,000-gallon tank (1) 1,500-gallon tank (1) 1,000-gallon tank All permanently out of service	No

ENVIRONMENTAL DATABASE SEARCH RESULTS: OFF-SITE FINDINGS						
Database	Name and Address	Database Map ID	Location Relative to Site	Anticipated Groundwater Flow Direction	Database Information	REC?
RCRA Generator	Bosch Automotive Chassis 2721 W Kenwood South Bend, Indiana 46628	5	0.10 mile SE	East - Northeast	Small quantity generator No violations reported	No
CERCLIS NFRAP	Allied Corporation / Allied Signal Aerospace 717 N Bendix Drive South Bend, Indiana 46628	2	0.14 mile NW	East - Northeast	No Further Remedial Action Planned	No
RCRA TSD	Honeywell International, Inc. 717 N Bendix Drive South Bend, Indiana 46628	2	0.14 mile NW	East - Northeast	Subject to Corrective Action	No
RCRA Corrective Action Site	Honeywell – Engine Systems and Accessories 717 N Bendix Drive South Bend, Indiana 46620	2	0.14 mile NW	East - Northeast	Small Quantity Generator Subject to Corrective Action	No
RCRA Generator	Honeywell International, Inc. 717 N Bendix Drive South Bend, Indiana 46628	2	0.14 mile NW	East - Northeast	Small Quantity Generator Subject to Corrective Action	No
State Site	Allied Signal 171 N Bendix South Bend, Indiana 46628	2	0.14 mile NW	East - Northeast	Active – Voluntary Remediation Program	No

ENVIRONMENTAL DATABASE SEARCH RESULTS: OFF-SITE FINDINGS						
Database	Name and Address	Database Map ID	Location Relative to Site	Anticipated Groundwater Flow Direction	Database Information	REC?
Registered USTs	Honeywell Engine Systems / Accessories 717 N Bendix Drive South Bend, Indiana 46620	2	0.14 mile NW	East - Northeast	(1) 20,000-gallon tank (1) 18,000-gallon tank (1) 15,000-gallon tank (4) 10,000-gallon tanks (3) 2,000-gallon tanks (10) 1,000-gallon tanks (4) 500-gallon tanks	No
VCP	Allied Signal / Honeywell 717 N Bendix Drive South Bend, Indiana 46628	2	0.14 mile NW	East - Northeast	All permanently out of service Active	No
ERNS	2702 W Washington Avenue South Bend, Indiana 46628	8	0.23 mile SE	East - Northeast	Passenger found deceased on passenger train	No
Registered USTs	South Bend Vending 2530 Kenwood South Bend, Indiana 46611	13	0.23 mile SE	East - Northeast	(1) 250-gallon tank Permanently out of service	No
CERCLIS	Beck S Lake Site Colfax and Kaley Streets South Bend, Indiana 46619	1	0.34 mile SE	East - Northeast	Not Proposed Status	No
LUST	Nationwise Auto Parts 1033 N Bendix Drive South Bend, Indiana	12	0.42 mile NW	East - Northeast	Active LUST Site (1) 550-gallon tank Permanently out of service	No

ENVIRONMENTAL DATABASE SEARCH RESULTS: OFF-SITE FINDINGS						
Database	Name and Address	Database Map ID	Location Relative to Site	Anticipated Groundwater Flow Direction	Database Information	REC?
LUSTs	Clark Oil and Refining 2701 Lincolnway South Bend, Indiana 46628	10	0.47 mile NE	East - Northeast	Active High priority – MTBE (12) tanks – permanently out of service	No
LUSTs	Fruehauf Trailer Corp 137 S Olive Street South Bend, Indiana 46619	7	0.48 mile SE	East - Northeast	No Further Action letter issued (1) tank – permanently out of service	No
LUSTs	Kimball Industrial Sales 143 S Olive Street South Bend, Indiana 46619	6	0.48 mile NE	East - Northeast	Discontinued (Active) (2) tanks – permanently out of service	No
LUSTs	Marathon Unit 3190 2405 Lincolnway West South Bend, Indiana 46628	11	0.49 mile NE	East - Northeast	NFA status granted (12) tanks – permanently out of service	No
State Site	O'Brien Corporation 2001 W Washington Avenue South Bend, Indiana 46628	9	0.61 mile SE	East - Northeast	Voluntary Remediation Program	No
RCRA Corrective Action Site	Safety Kleen Systems, Inc. 2217 Western Avenue South Bend, Indiana 46628	4	0.77 mile SE	East - Northeast	Large Quantity Generator Subject to Corrective Action	No

6.4 Local Environmental Records

6.4.1 Local Health Department

Health Department: St. Joseph County Health Department

Issues Identified: No.

Correspondence with the health department is included in Appendix H.

6.4.2 Local Emergency Management Agency (EMA)

County EMA: St. Joseph County Emergency Preparedness Division

Issues Identified: No.

Correspondence with the EMA is included in Appendix H.

6.4.3 Local Fire Department

Fire Department: St. Joseph County Fire Department

Issues Identified: A response has not yet been received from the Fire Department. If a response is received by the time the report is finalized, the response will be summarized in the final report. Otherwise, a letter addendum to the final report will be issued if a response indicates a concern for the Site.

Correspondence with the fire department is included in Appendix H.

7.0 SITE RECONNAISSANCE

7.1 General

On June 12, 2008, a representative of Hull conducted a reconnaissance of the Site to visually assess the Site and to identify RECs. Interior and exterior portions of the Site were accessed. A Scope of Work for the Site reconnaissance is included in the proposal, presented in Appendix A. A layout of the Site is presented on Figure 2. Site photographs are located in Appendix B.

7.1.1 Hazardous Substances and Petroleum Products

Numerous containers of various sizes were observed within the interior of the Site building on both the ground floor and basement levels. Different types of paint and household cleaners were noted throughout the building's basement and ground floor. Although the cleaners were scattered throughout the building, they did not appear to be stored haphazardly (i.e., the containers were stored upright, and did not appear to be knocked over or leaking). No staining was noted on the ground floor during the Site reconnaissance, however, debris and clutter prevented a clear view of the floor in most locations. A pipe exhibiting a film with a petroleum odor around one of the junctions was observed in the basement. Mr. Libbey stated that he believed that the pipe was connected to a UST, likely formerly used for storage of fuel oil. The presence of this pipe with a petroleum odor inside the basement constitutes a REC in this Phase I ESA.

Two 55-gallon steel drums were observed on the exterior of the Site, near the southeast corner of the building. The two 55 gallon steel drums appeared rusted and warped, but no staining, odors, or stressed vegetation were noted in the vicinity of these containers. These containers were not labeled with the exception of one of the 55 gallon-drums which read, "DOT Diesel Fuel Solution".

7.1.2 Solid and Hazardous Waste Generation, Storage, and Disposal

SOLID AND HAZARDOUS WASTE GENERATION, STORAGE, AND DISPOSAL			
Waste Type	Storage Receptacle(s) and Location	Disposal Firm/ Frequency of Collection	Condition
General trash, demolition and construction debris	Scattered throughout the building interior	None	Fair
Cleaning supplies and chemicals	Spray bottles, 1-gallon jugs	None	Fair

7.1.3 Underground Storage Tanks (USTs)

USTs present: Uncertain

Evidence of historic USTs: Yes

If yes, describe: Vent piping was observed on the south side of the main building. As previously mentioned in Section 7.1.1, a pipe suspected to be associated with a UST was found running across the interior of the basement. This pipe was also secreting a film exhibiting a petroleum odor at one of its junctions. Mr. Libbey had also lowered a small vial into one of the vent pipes and extracted a yellowish-fluid with a petroleum odor. The current presence of vent piping, and the observation of a petroleum odor on the basement piping and from the fluid extracted from the vent piping constitute a REC in this Phase I ESA.

7.1.4 Aboveground Storage Tanks (ASTs)

ASTs present: No evidence of ASTs was observed or reported on the Site and none were identified in the environmental database report as discussed in Section 6.3.

Evidence of historic ASTs: No

7.1.5 Polychlorinated Biphenyls (PCBs)

Potential PCB-bearing equipment observed: Yes

If yes, describe: An electrical substation belonging to AEP is located on the western portion of the Bendix lot. Jenny Miller, an environmental officer with AEP, stated that the substation belongs to the Bendix Corporation, and that the only equipment belonging to AEP inside the substation are two meters used for measuring the electrical usage. She stated that the meters contained a small amount of liquid, which may contain PCBs. Although no staining was observed in the vicinity of the substation and the Site was

not mentioned in the environmental database report, the possible presence of PCBs on-site represents a finding in this Phase I ESA.

7.1.6 Wastewater and Stormwater

Wastewater at the Site consists of sanitary wastewater and stormwater runoff. Stormwater is discharged to the City of South Bend sewer system via storm drains located throughout the main building lot and former Bendix Lot. All drains appeared to be in good condition with no evidence of staining or sheens around or in the drains. Sanitary wastewater is also discharged to the City of South Bend sanitary sewer via a direct connection to the sewer system.

7.1.7 Pits, Ponds, Lagoons

No pits, ponds or lagoons were observed during the Site reconnaissance.

7.1.8 Stressed Vegetation and Stained Pavement

No stressed vegetation was observed during the Site reconnaissance.

The basement contained concrete floors which had several drains. Water and dampness on the concrete walls and general debris on the floor suggests that the basement may be prone to occasional flooding during periods of heavy rain.

7.1.9 Odors

No strong, pungent, or noxious odors, beyond those previously mentioned in Section 7.1.3 were apparent during the Site reconnaissance.

7.1.10 Pools of Liquid

No standing surface water or sumps containing liquids likely to be hazardous substances or petroleum products were observed on the Site.

7.1.11 Drains and Sumps

Several drains were observed in the main building and Bendix lots which drain stormwater off the Site. As mentioned in Section 7.1.8, water was noted on the floor in the area of the drains, but no staining was observed.

7.1.12 Wells

No wells were observed on the Site.

7.1.13 Septic Systems

No evidence of septic systems, either current or historic, was observed on the Site.

7.1.14 Other

No other items were included as part of this assessment.

8.0 FINDINGS AND OPINION

Hull performed a Phase I ESA for the Site located at located at 521 Eclipse Place in South Bend, St. Joseph County, Indiana. The assessment was conducted during June and July 2008 to evaluate the presence of RECs from current and past operations associated with the Site, and was prepared in general accordance with the ASTM Standard E 1527-05 *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. The assessment was based on information gained by qualified Hull personnel from a review of public documents, files, photographs and maps; correspondence with regulatory agencies; a review of an environmental regulatory database search report; interviews with local government officials; and a reconnaissance of the Site.

A description of the physical setting of the Site, background historical information for the Site and the findings obtained through the review of environmental records are presented in Sections 3.0, 4.0 and 6.0. A description of the Site investigation, including the Site reconnaissance, is presented in Section 7.0.

The City of South Bend currently owns the Site.

- An electrical substation belonging to AEP is located on the western portion of the Bendix lot. Jenny Miller, an environmental officer with AEP, stated that the substation belongs to the Bendix Corporation, and that the only equipment belonging to AEP inside the substation are two meters used for measuring the electrical usage. She stated that the meters contained a small amount of liquid, which may contain PCBs. Although no staining was observed in the vicinity of the substation and the Site was not mentioned in the environmental database report, the possible presence of PCBs located on-site represents a finding in this Phase I ESA.
- The Bosch Plant currently operates to the south of the Site, and is listed as an active Brownfield in the environmental regulatory database search report. Brownfields are abandoned or under-used industrial and commercial facilities where expansion or redevelopment is complicated by real or perceived environmental contaminations. Because the Bosch Plant is identified as a Brownfield facility, and is located adjacent,

and in an inferred upgradient position with respect to the Site, this constitutes a REC in this Phase I ESA.

- Vent piping was observed on the south side of the main building. A pipe suspected to be associated with a UST was found running across the interior of the basement. This pipe was also secreting a film exhibiting a petroleum odor at one of its junctions. Additionally, a representative with the City of South Bend assisted Hull with visually confirming the presence of a fluid exhibiting a petroleum odor from within the vent pipes. The current presence of vent piping, and the observation of a petroleum odor on the basement piping and from the fluid extracted from the vent piping indicate the possible presence of a UST and constitutes a REC in this Phase I ESA.

9.0 SIGNIFICANT DATA GAPS

No significant data gaps were identified that affected the ability to identify RECs.

10.0 CONCLUSIONS

Hull has performed this Phase I ESA of 327 West Pearl Street in general accordance with the scope and limitations of ASTM Practice E 1527-05. Any exceptions to, or deletions from, this practice are described in Section 11 of this report. This assessment has revealed no evidence of RECs in connection with the Site except for the following:

1. The Bosch Plant currently operates to the south of the Site, and is listed as an active Brownfield in the environmental regulatory database search report. Brownfields are abandoned or under-used industrial and commercial facilities where expansion or redevelopment is complicated by real or perceived environmental contaminations. Because the Bosch Plant is indentified as a Brownfield facility, and is located adjacent, and in an inferred upgradient position with respect to the Site, this constitutes a REC in this Phase I ESA; and
2. Vent piping was observed on the south side of the main building. A pipe suspected to be associated with a UST was found running across the interior of the basement. This pipe was also secreting a film exhibiting a petroleum odor at one of its junctions. Additionally, a representative with the City of South Bend assisted Hull with visually confirming the presence of a fluid exhibiting a petroleum odor from within the vent pipes. The current presence of vent piping, and the observation of a petroleum odor on the basement piping and from the fluid extracted from the vent piping indicate the possible presence of a UST and constitutes a REC in this Phase I ESA.

11.0 DEVIATIONS

The assessment was conducted to evaluate the presence of RECs from current and past operations associated with the Site and was generally consistent with the ASTM Standard E 1527-05, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. No deviations from this standard occurred during this project.

12.0 REFERENCES

A variety of technical documents and publications were referred to during the course of this project. Some of the references consulted are presented below. Referenced documents and publications may or may not have been reviewed in their entirety. The guidelines and procedures presented in the documents and publications referenced have not been strictly adhered to unless stated otherwise.

American Society for Testing and Materials. *E 1527-05 Environmental Site Assessments: Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. 2005.

FirstSearch Technology Corporation, *Topographic Maps*. 1958, 1969, 1980, and 1986.

FirstSearch Technology Corporation, *Environmental FirstSearch™ Report*. June 2008.

Historic Information Gatherers, Inc. *Aerial Photographs*. 1938, 1951, 1965, 1973, 1981, 1986, 1998, and 2003.

Indiana Department of Environmental Management, Central File Room. *Written Correspondence*. June 2008.

Indiana Department of Natural Resources. *Water Well Location Data*. http://129.79.145.7/arcims/statewide_mxd/index.html. June 2008.

Indiana Geological Survey. *Petroleum Database Management System*. http://129.79.145.7/arcims/statewide_mxd/index.html. June 2008.

Natural Resources Conservation Service. *Web Soil Survey*, <http://websoilsurvey.nrcs.usda.gov/app/>. June 2008.

St. Joseph County Emergency Management Agency. *Written Correspondence*. July 2008.

St. Joseph County Health Department. *Written Correspondence*. July 2008.

South Bend Fire Department. *Written Correspondence*. July 2008.

South Bend, Indiana. *South Bend Zoning Ordinance*. 2007.

13.0 SIGNATURES OF ENVIRONMENTAL PROFESSIONALS

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

Prepared by:



J. Casey McFall
Scientist I

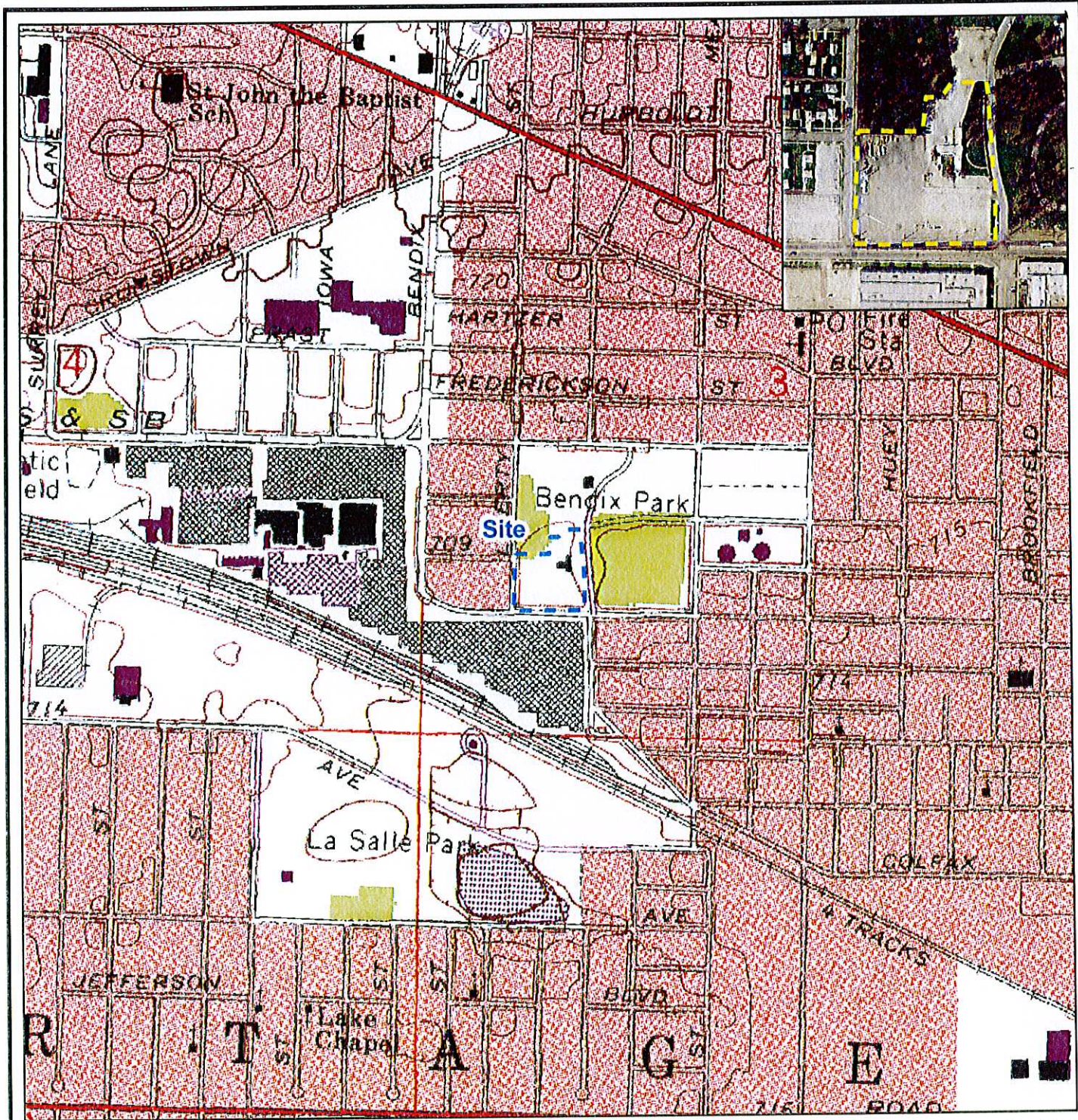
Reviewed by:



Douglas G. Stuart, CHMM
Senior Project Manager

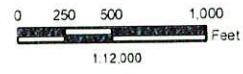
Date: July 2008

FIGURES



Quadrangle Location

Legend
 Project Boundaries



Hull
 & associates, inc.

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 Indianapolis, Indiana 46250 www.hullinc.com
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Produced using ArcGIS 9.2

PHASE I ENVIRONMENTAL SITE ASSESSMENT
 CITY OF SOUTH BEND

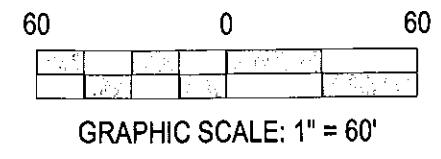
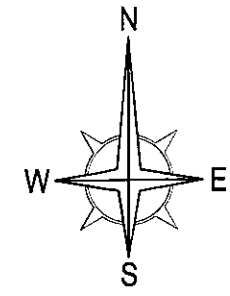
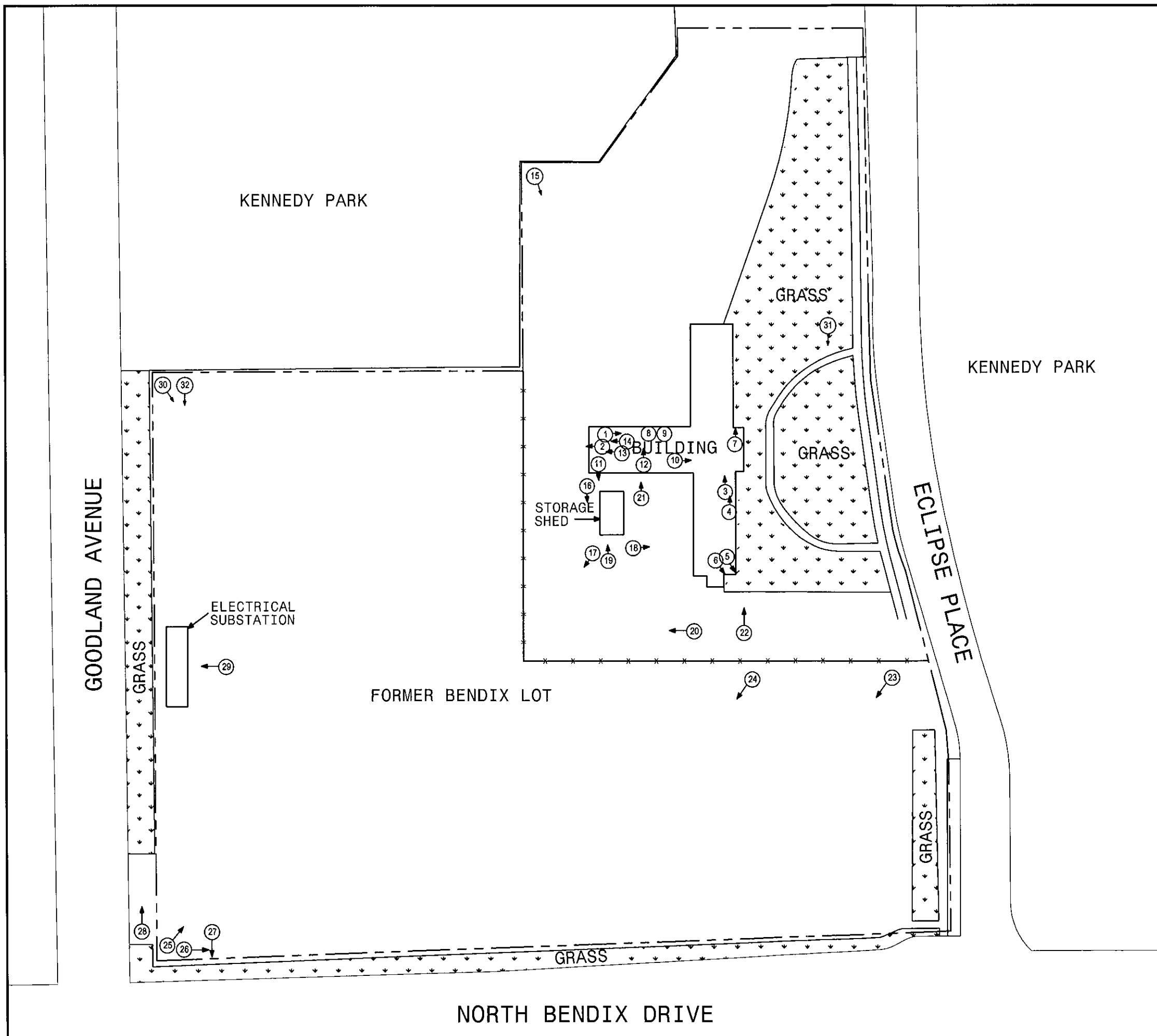
Site Location Map

521 ECLIPSE PLACE
 SOUTH BEND, ST. JOSEPH COUNTY, INDIANA

Date
 June 2008

Project Number SBI047
 Geodatabase SBI047.mdb
 File Name
 SBI047_01_FIG01_SITELOCMAP.mxd

Figure
1



LEGEND:

- PROPERTY LINE
- ⊙➔ = PHOTO LOCATOR
- FENCE

Project Number: SB1047
Submittal Date: JULY 2008
File Name: SB1047.dwg
Plot Date: JULY 2008

APPENDIX A

Scope of Work

SCOPE OF WORK

This Scope of Work and associated costs assume the Client will provide Hull with the following information for each Site, if available:

1. a legal description and plat survey of the Site;
2. a chain-of-title (ownership) report for the Site;
3. a review of land title records for environmental liens or activity and use limitations (e.g., deed restrictions);
4. a review of judicial records for environmental liens or activity and use limitations;²
5. access to persons familiar with the Site and its history including current owners, operators and occupants, and those who historically owned, operated and occupied the Site, if possible;
6. knowledge or experience that is related to any recognized environmental conditions at the Site (e.g., previous assessments of the Site);
7. an explanation of knowledge that the purchase price of the Site is significantly less than the purchase price of comparable properties (if the project involves a potential Site transfer); and
8. the reason why the Phase I ESA is being performed.

Hull proposes to perform the following Scope of Work under the direction of an Environmental Professional (EP) to address the objectives of this project as described below:

Task 1 Records Review

Records will be reviewed that are reasonably ascertainable (records that are publicly available, obtainable from its source within reasonable time and cost constraints, and are practically reviewable).

Historical Information

Information will be obtained regarding past uses and ownership of the Site dating back to 1940 or prior to the Site being developed, whichever is earlier. A search of historical records shall include deeds, aerial photographs, local street directories and fire insurance maps, and may include zoning records, property tax records, USGS 7.5-Minute topographic maps and/or building permits. Additionally, an attempt will be made to establish past and present land uses of contiguous properties by observations made from the Site during the Site Reconnaissance and through a review of records identified within this task.

² Note that some liens are imposed by judicial authorities and may not be recorded in title records.

Environmental Information

The following environmental records will be reviewed for facilities within the specified search distance. The search distance is measured from the Site's approximate boundary. The following information, excluding water well logs, the local fire department, health department, Local Emergency Planning Committee (LEPC) and State Emergency Response Commission (SERC) information and utilities information, will be obtained from a commercial environmental database search firm.

Search distance of 1.0 mile:

1. Federal National Priorities List (NPL) facilities list.
2. Federal Resource Conservation and Recovery Act (RCRA) CORRACTS (RCRA Corrective Action) facilities list.
3. State and tribal-equivalent NPL.
4. Local contaminated sites list.

Search distance of 0.5 mile:

1. Federal delisted NPL sites list.
2. Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) list.
3. CERCLIS No Further Remedial Action Planned (NFRAP) site list
4. RCRA treatment, storage and disposal (TSD) facilities list.
5. Federal RCRA non-CORRACTS facilities list.
6. State and tribal solid waste disposal site lists
7. State and tribal-equivalent CERCLIS list.
8. State and tribal leaking underground storage tank (LUST) lists.
9. State water well logs.
10. Local solid waste disposal site lists.

Site and adjoining properties:

1. Federal RCRA generators list.
2. Federal No Further Remedial Action Planned (NFRAP) facilities list.
3. State and tribal registration storage tank lists.
4. Local UST registration list.

5. State and tribal voluntary cleanup sites.
6. State and tribal brownfields sites

Site only:

1. Federal Emergency Response Notification System (ERNS) list.
2. State and tribal institutional control/engineering control registries.
3. Local fire department and health department records.
4. SERC and LEPC.
5. Records from utility companies operating gas lines, oil pipelines, electrical lines and transformers, water lines and sewers.

Regional geology records that may include groundwater resource maps, bedrock geology maps, surficial geology maps and soil maps will be reviewed to identify the general nature and occurrence of groundwater, regional geology, the presence of oil/gas wells, etc.

The above description of the records review is general and is not intended to be a detailed list of the files researched or the persons who will be contacted. Hull does not guarantee the accuracy of public and private files. Furthermore, the above data will be obtained through a request for an agency file search, telephone or personal interviews, or a combination of both, whichever is most appropriate.

Task 2 Site Reconnaissance

The Site reconnaissance will include the following:

1. Interviews will be conducted with current and previous Site owners and/or occupants familiar with both current and past operations and usage of the Site. If the Site is abandoned, attempts will be made to interview neighboring property owners and/or occupants about the Site's history.
2. A walkover of the Site will be performed to note the current condition/operations of the Site and contiguous properties. Contiguous properties will be observed from the Site's boundaries, public rights-of-way, or other vantages points, including an inspection of areas where hazardous substances or petroleum products may be or may have been stored, treated, handled, or disposed. Photographs will be taken to document observations made during this reconnaissance.
3. The presence of RECs including hazardous materials, waste storage areas, underground and aboveground storage tanks, industrial facilities, land disposal units, septic systems and dry wells will be documented.
4. Evidence and/or presence of stressed vegetation, stained areas, newly landscaped or paved areas and apparent fill areas will be documented.

The Client will be responsible for obtaining access to the Site (including all buildings) to perform the reconnaissance in a single mobilization.

APPENDIX B

Photographs from Site Reconnaissance



PHOTO 1: Looking east on the main room in the northern entrance of the main building.



PHOTO 2: Power source in main room in the main building.

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City of South Bend

SITE PHOTOGRAPHS

521 Eclipse Place, South Bend, Indiana
PHASE I ENVIRONMENTAL SITE ASSESSMENT

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PHOTO 3: Cleaning supplies were found throughout the ground floor and the basement in the main building.



PHOTO 4: Tarp erected in a room of the main building where the roof leaks.

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PHOTO 5: View of walls in southern portion of the main building.



PHOTO 6: Additional view of walls in southern portion of the building.

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PHOTO 7: Drain in basement of the building.



PHOTO 8: Walls exhibit staining from possible flooding.

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PHOTO 9: Staining on walls where water appears to seep in through the concrete.

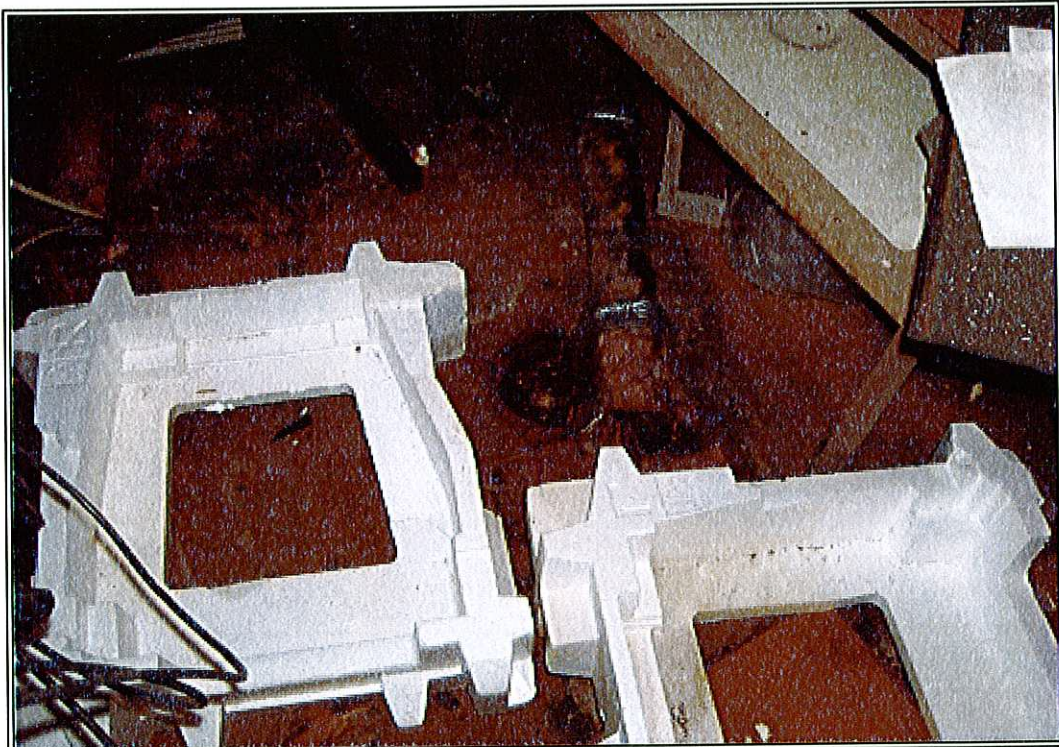


PHOTO 10: Drain in basement of building.

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PHOTO 11: Stored supplies and debris were found throughout the ground floor and the basement.



PHOTO 12: Floor in basement damp from flooding through drains.

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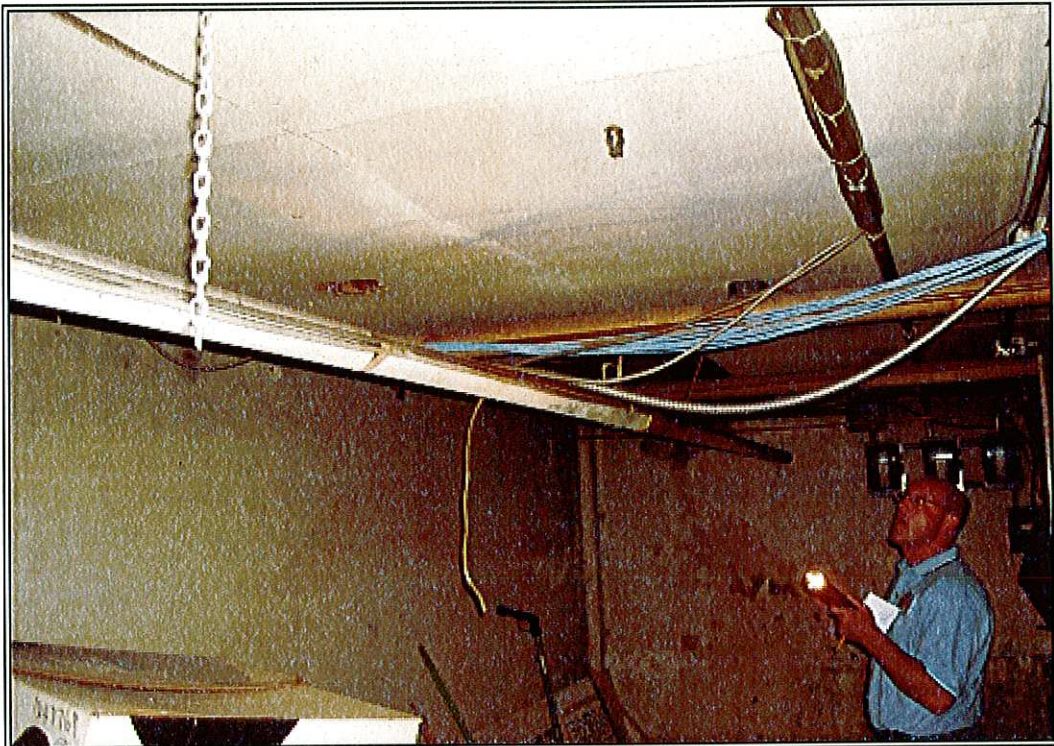


PHOTO 13: Suspected UST pipe traverses the basement running north-south.



PHOTO 14: Junction in suspected UST pipe where it appears to be leaking.
Film on pipe has a petroleum odor.

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PHOTO 15: Looking southeast on the Site from the northwest on the main building lot.



PHOTO 16: Looking southeast from the southwest corner of the building.

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PHOTO 17: Looking onto the Bendix lot from the main building lot.



PHOTO 18: Three drums stored on-Site. The drums did not have any evidence of leaking, although they were bulging and warped. The only drum with a discernible label was the faded red drum, which was labeled "diesel fuel solution".

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PHOTO 19: Storage shed located on the southern portion of the main building lot.



PHOTO 20: Drain on southern portion of main building lot.

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PHOTO 21: Suspected fill and vent pipes on the southern portion of the building.



PHOTO 22: Southeast corner of the main building looking north.

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PHOTO 23: Northeast corner of former Bendix lot looking southwest.

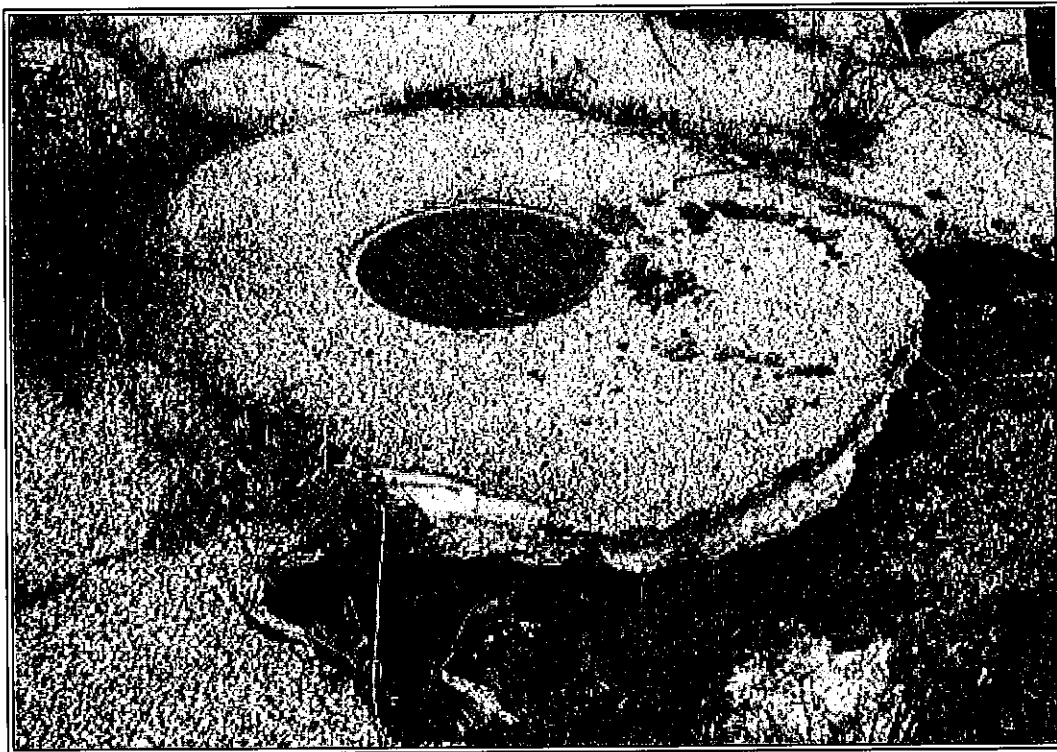


PHOTO 24: Drain located in former Bendix lot.

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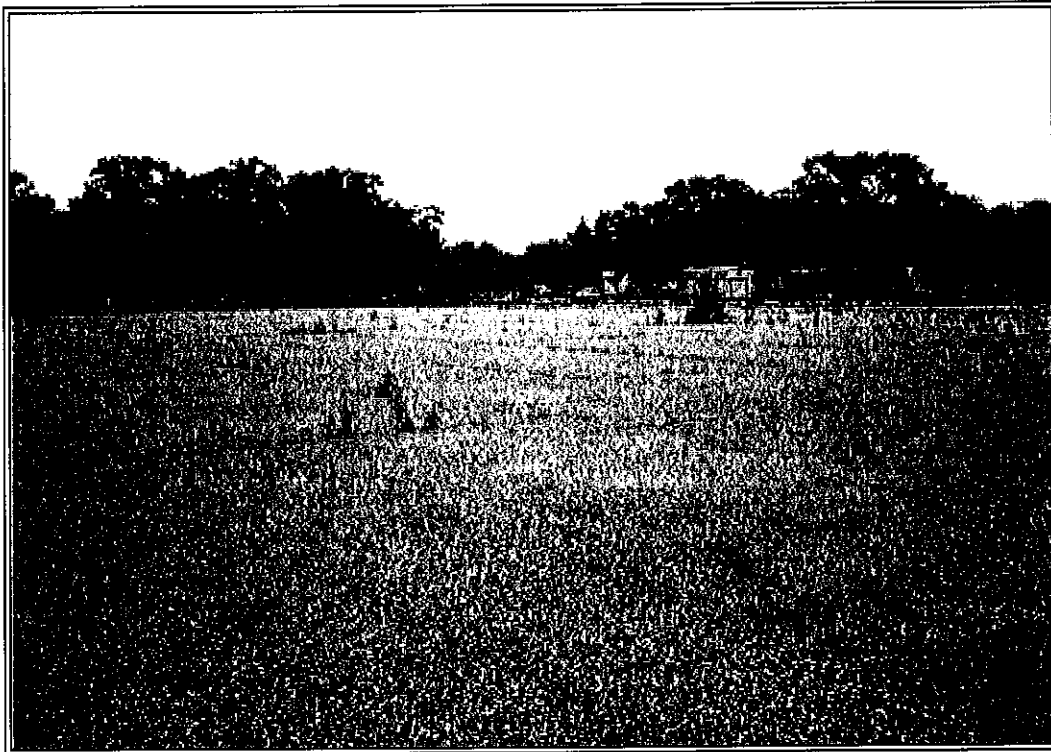


PHOTO 25: Southwest corner of former Bendix lot looking northeast.

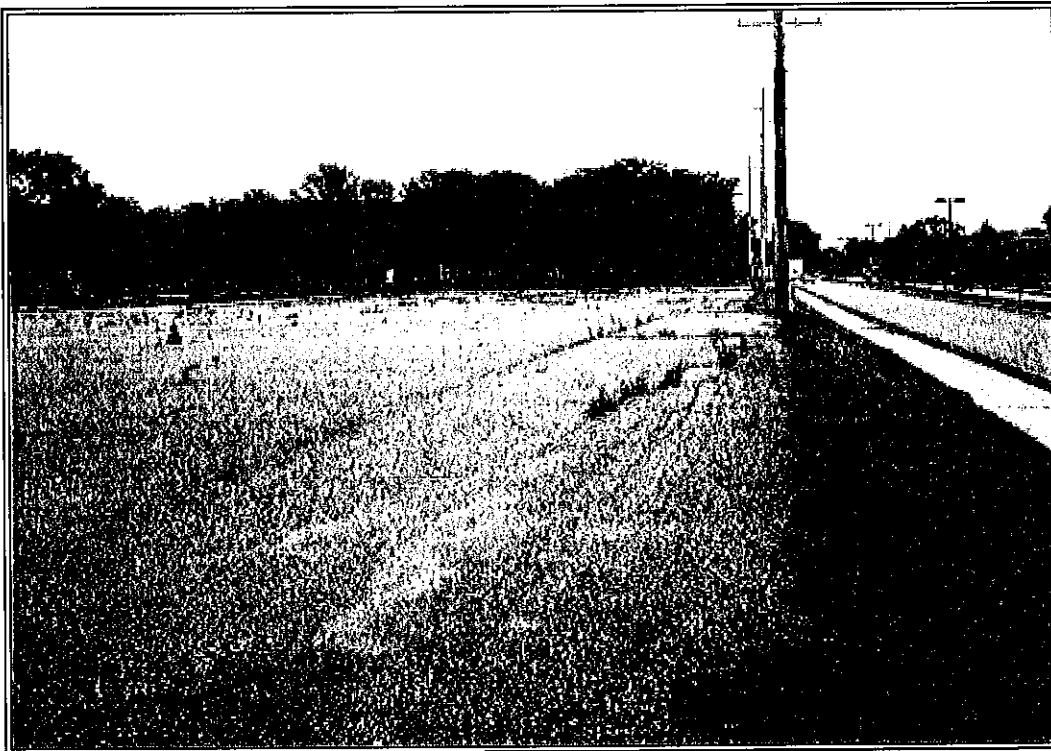


PHOTO 26: Southwest corner of former Bendix lot looking east.

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PHOTO 27: Bendix Drive followed by Bosch Plant borders the Site to the south.



PHOTO 28: Godland Avenue followed by an empty lot and residences borders the Site to the west.

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<p>City of South Bend</p>	
<p>SITE PHOTOGRAPHS</p>	
<p>521 Eclipse Place, South Bend, Indiana PHASE I ENVIRONMENTAL SITE ASSESSMENT</p>	
<p>JULY 2008</p>	<p>SBI047.XLS</p>

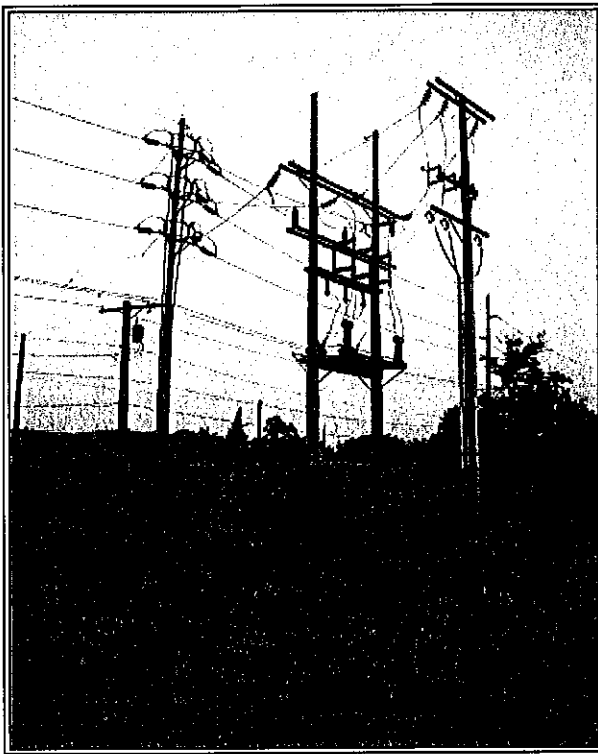


PHOTO 29: Electrical substation is located on the western edge of former Bendix lot.

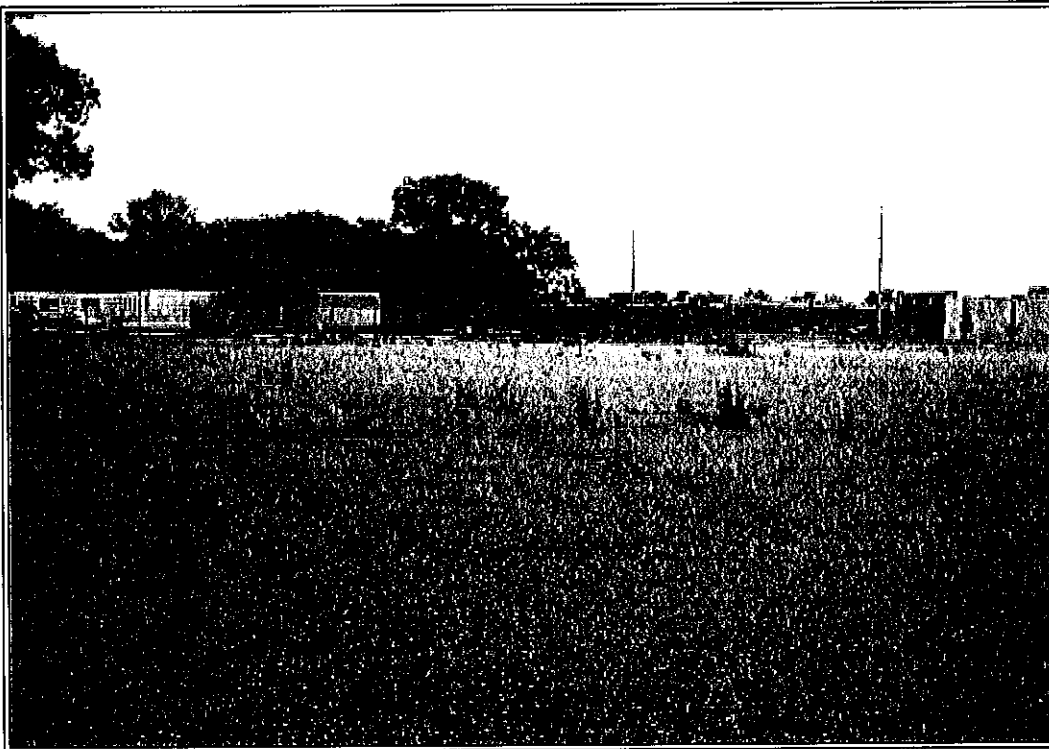


PHOTO 30: Northwest corner of former Bendix lot looking southeast.

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PHOTO 31: Northeast corner of the main building lot looking south.



PHOTO 32: Northwest corner of former Bendix lot looking south.

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APPENDIX C

Documentation of Unavailability of Deed

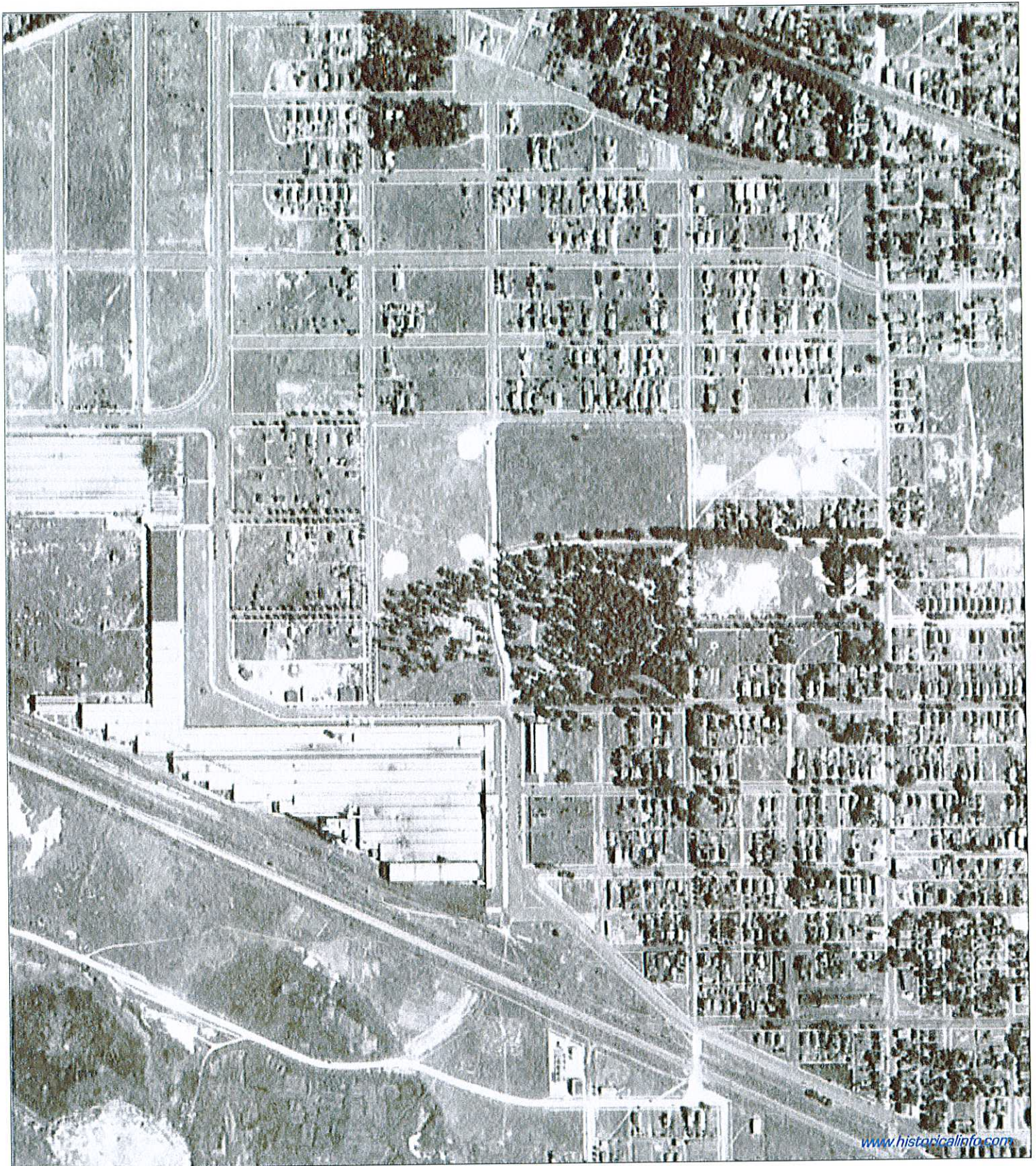
Casey McFall

From: Betsy Harriman [BHARRIMA@southbendin.gov]
Sent: Thursday, July 10, 2008 10:50 AM
To: Casey McFall
Subject: Deed for 521 Eclipse

I went over all the old records I could find but could not locate an actual deed for this building. It was constructed by the N.Y.A. group on our property in 1938-39. There are mentions about its construction in our Board minutes. That was the most I could find. Thanks.

APPENDIX D

Aerial Photographs



www.historicalinfo.com



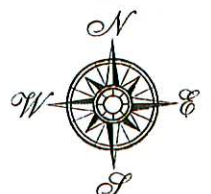
521 Eclipse Place
South Bend, Indiana

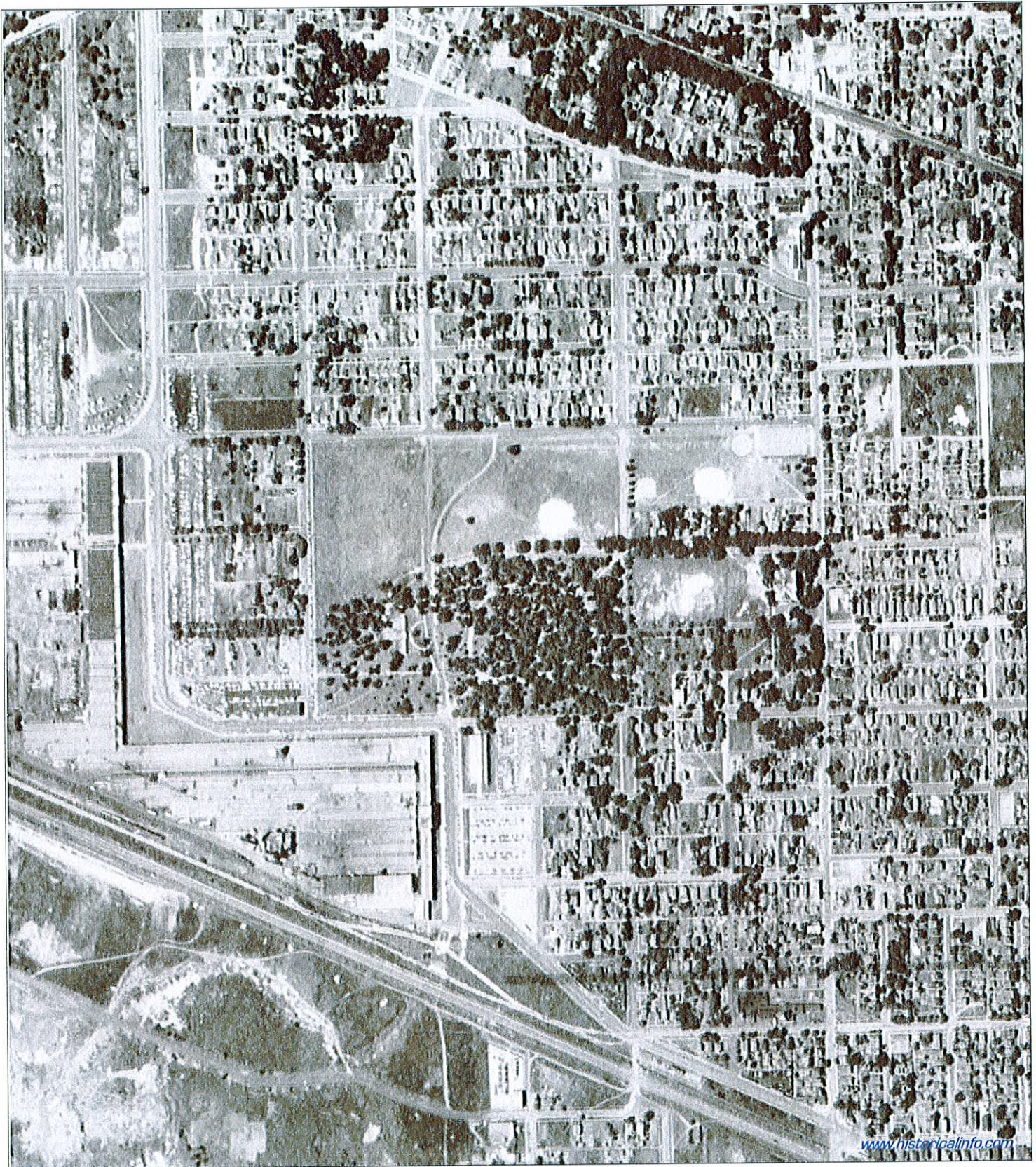
1938

HIG Project Number: MAI-2345

Client Project Number: SB1047

Approximate Scale 1:6000 (1"=500')





www.historicalinfo.com



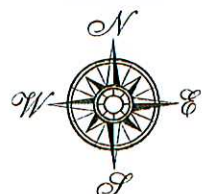
521 Eclipse Place
South Bend, Indiana

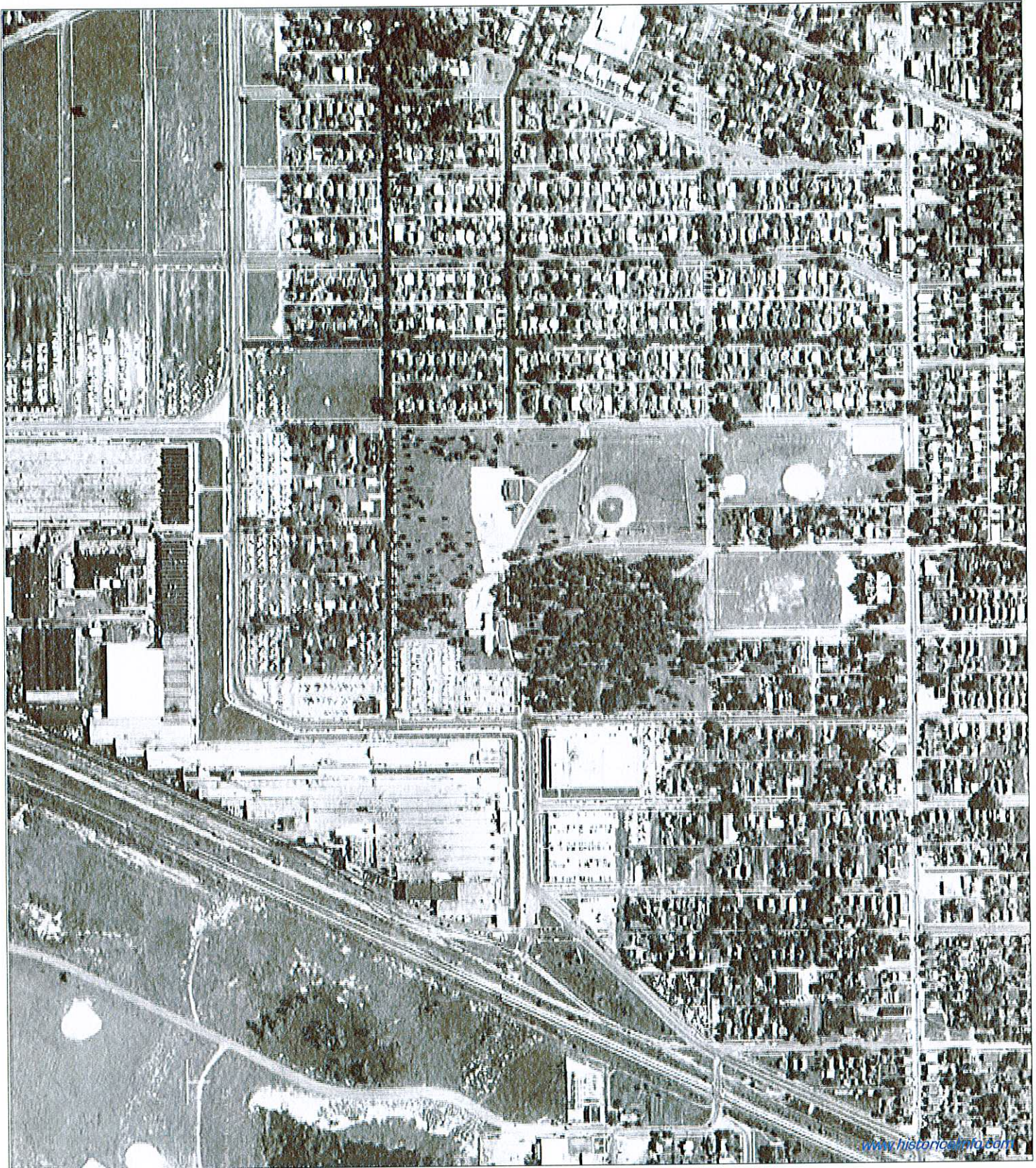
1951

HIG Project Number: MAI-2345

Client Project Number: SB1047

Approximate Scale 1:6000 (1"=500')





www.historicalinfo.com



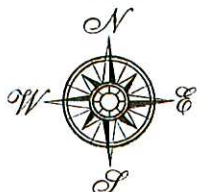
521 Eclipse Place
South Bend, Indiana

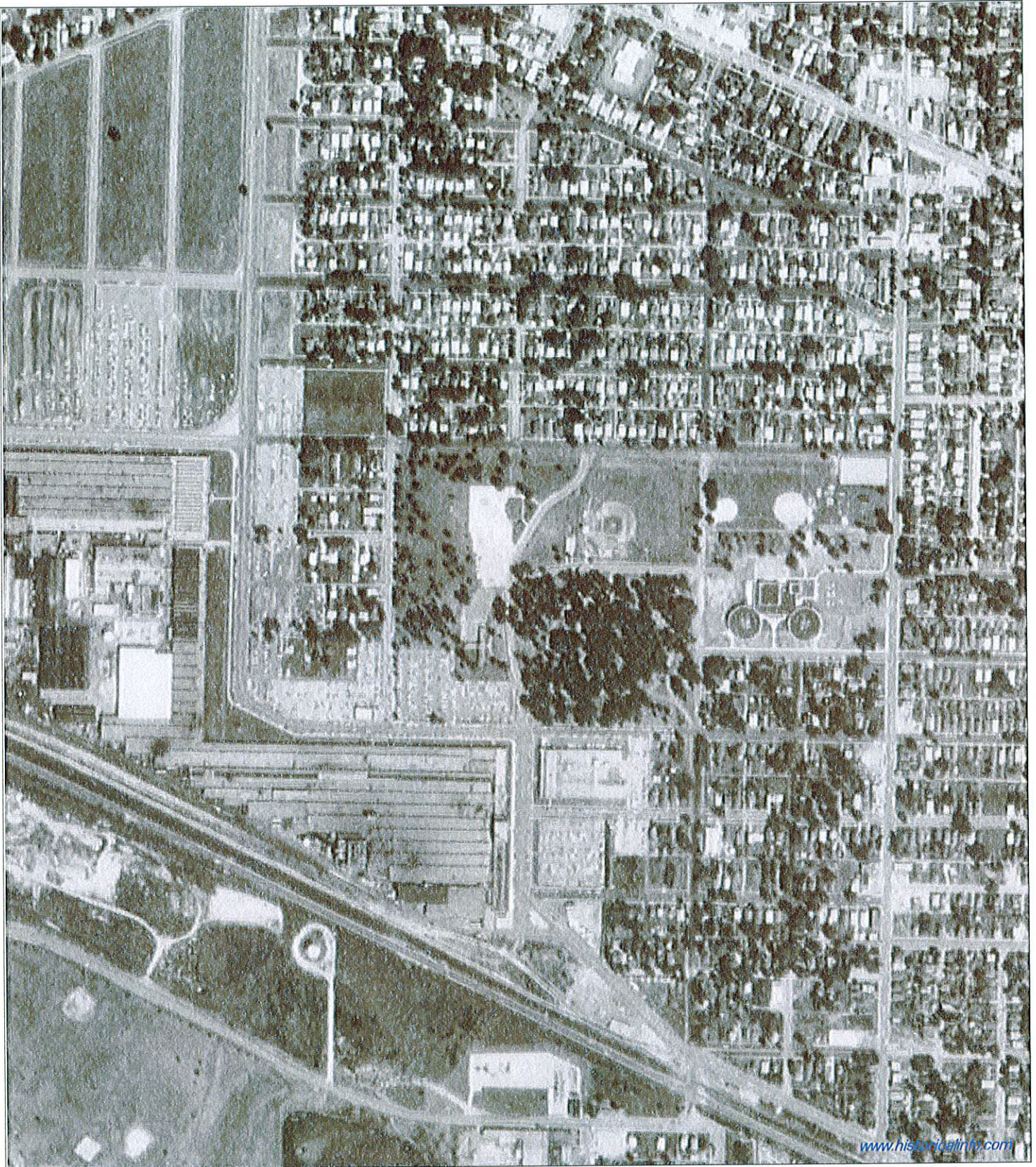
1965

HIG Project Number: MAI-2345

Client Project Number: SB1047

Approximate Scale 1:6000 (1"=500')





www.historicalinfo.com



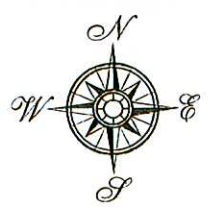
521 Eclipse Place
South Bend, Indiana

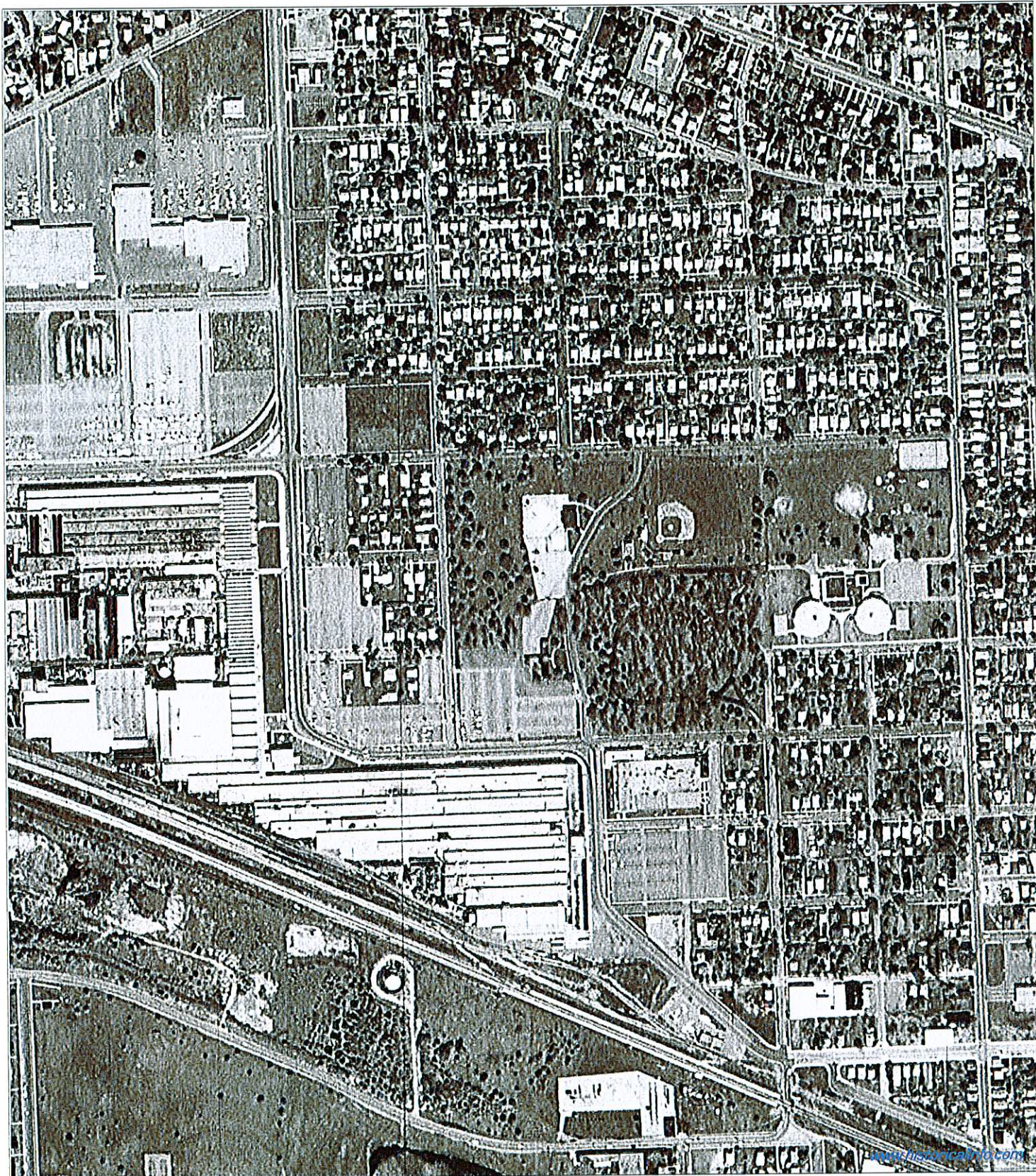
1973

HIG Project Number: MAI-2345

Client Project Number: SBI047

Approximate Scale 1:6000 (1"=500')





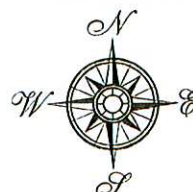
521 Eclipse Place
South Bend, Indiana

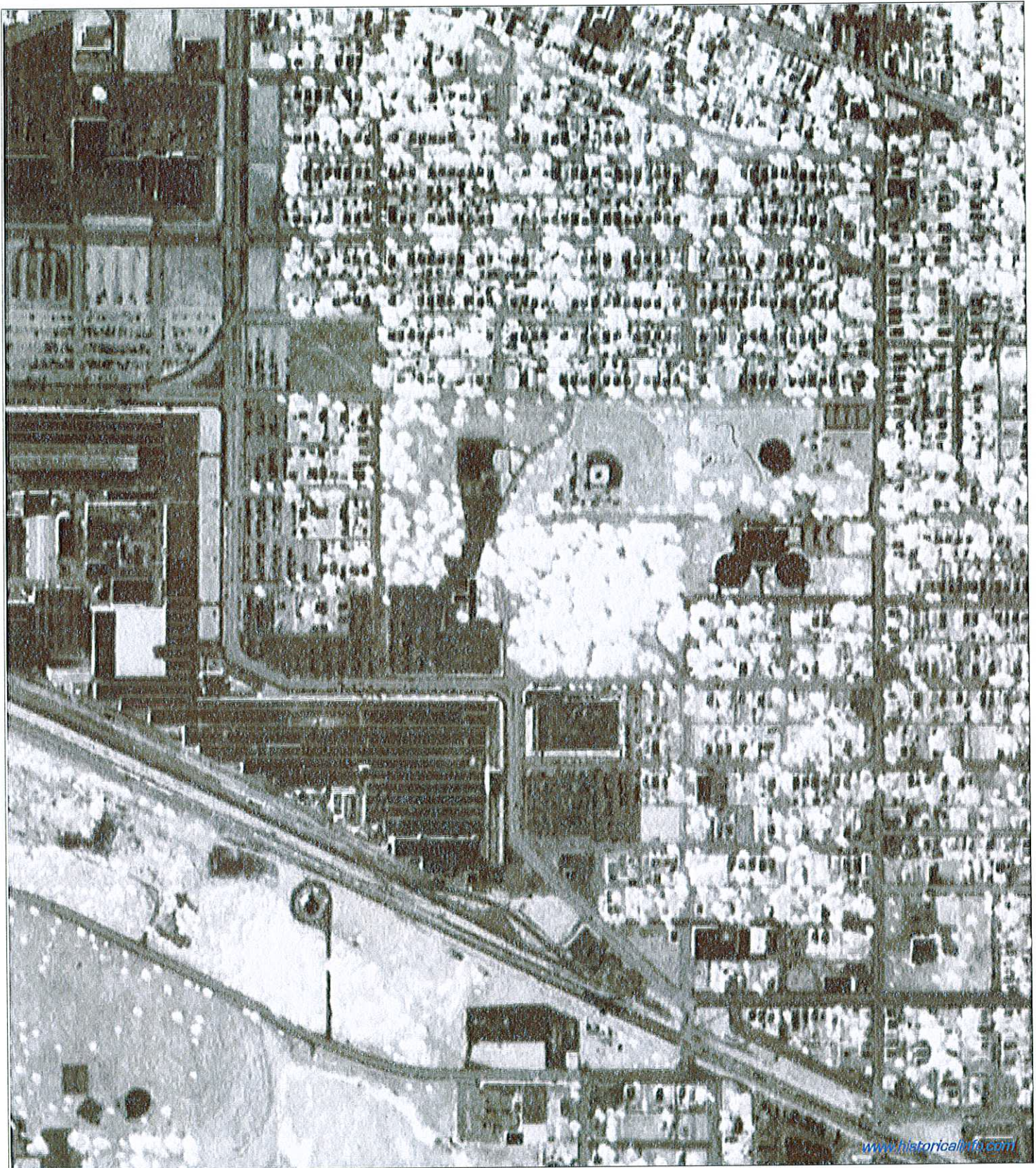
1981

HIG Project Number: MAI-2345

Client Project Number: SBI047

Approximate Scale 1:6000 (1"=500')





www.historicalinfo.com/



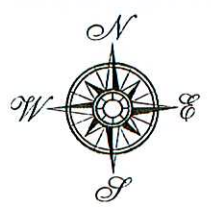
521 Eclipse Place
South Bend, Indiana

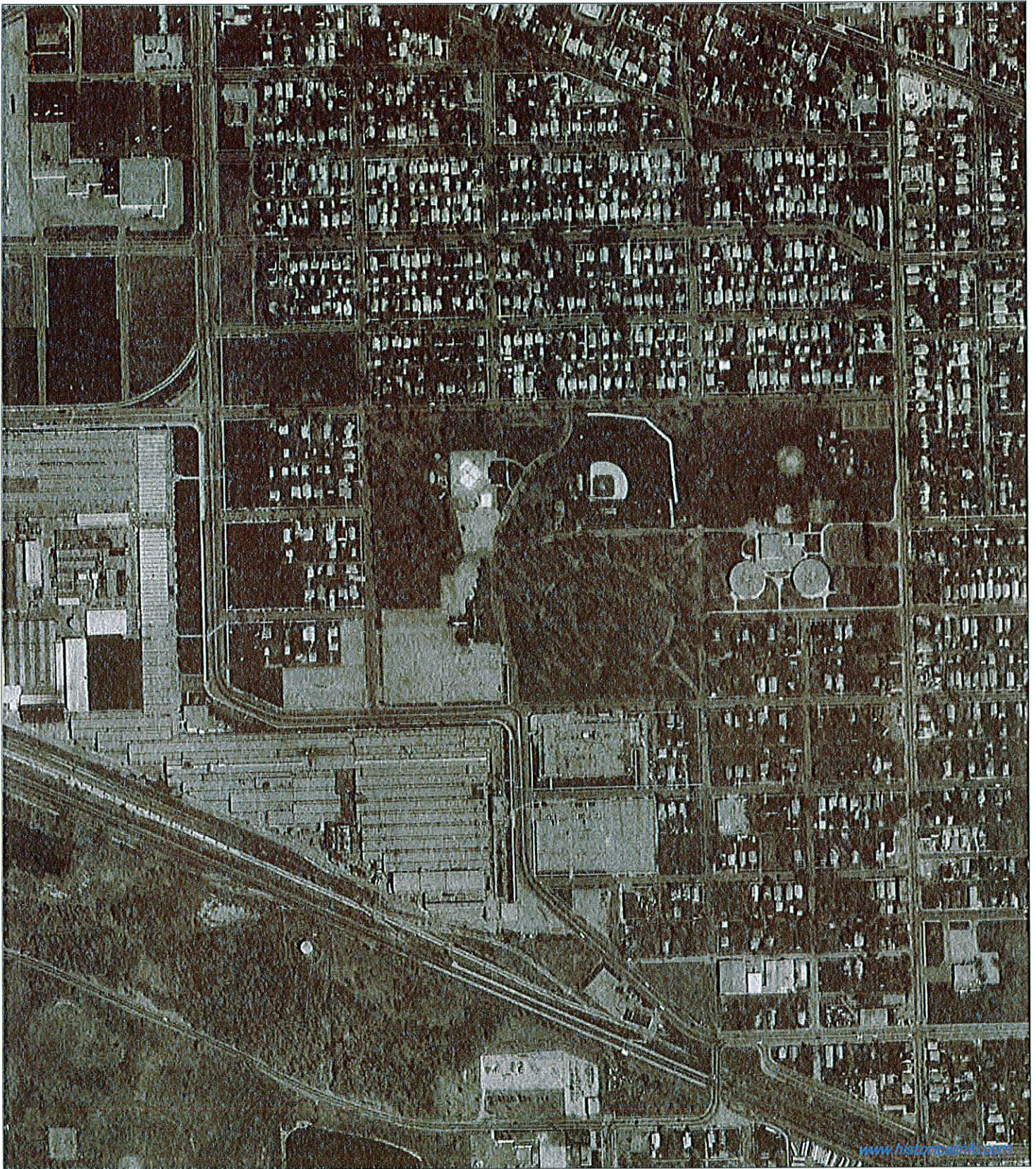
1986

HIG Project Number: MAI-2345

Client Project Number: SBI047

Approximate Scale 1:6000 (1"=500')





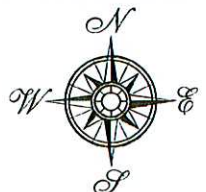
521 Eclipse Place
South Bend, Indiana

1998

HIG Project Number: MAI-2345

Client Project Number: SBI047

Approximate Scale 1:6000 (1"=500')





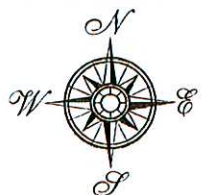
521 Eclipse Place
South Bend, Indiana

2003

HIG Project Number: MAI-2345

Client Project Number: SB1047

Approximate Scale 1:6000 (1"=500')

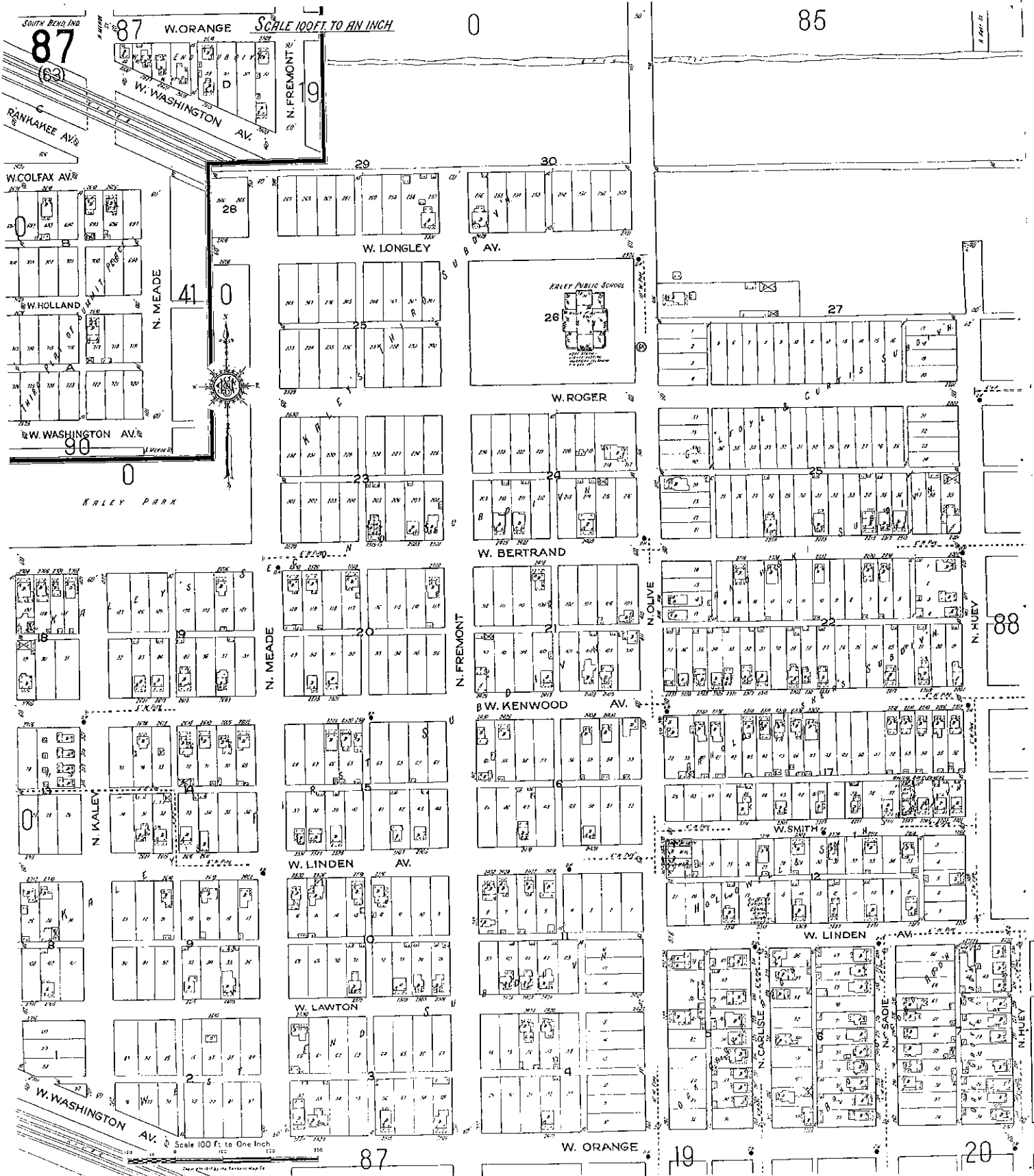


APPENDIX E

Historical Land Use Maps

APPENDIX E-1

Sanborn Fire Insurance Maps



87
(63)

85

0

41

KALEY PARK

ERLEY PUBLIC SCHOOL

27

28

30

23

24

25

20

21

22

9

10

11

2

3

4

88

87

W. ORANGE

19

20

Scale 100 Ft. to One Inch

SCALE 100 FT. TO AN INCH

W. ORANGE

W. WASHINGTON AV.

N. FREMONT

SOUTH BEND IND

RANFAKEE AV.

W. COLFAX AV.

W. HOLLAND

W. WASHINGTON AV.

N. MEADE

W. LONGLEY AV.

AV.

W. ROGER

W. BERTRAND

W. KENWOOD AV.

W. LINDEN AV.

W. LAWTON

W. WASHINGTON AV.

W. SMITH

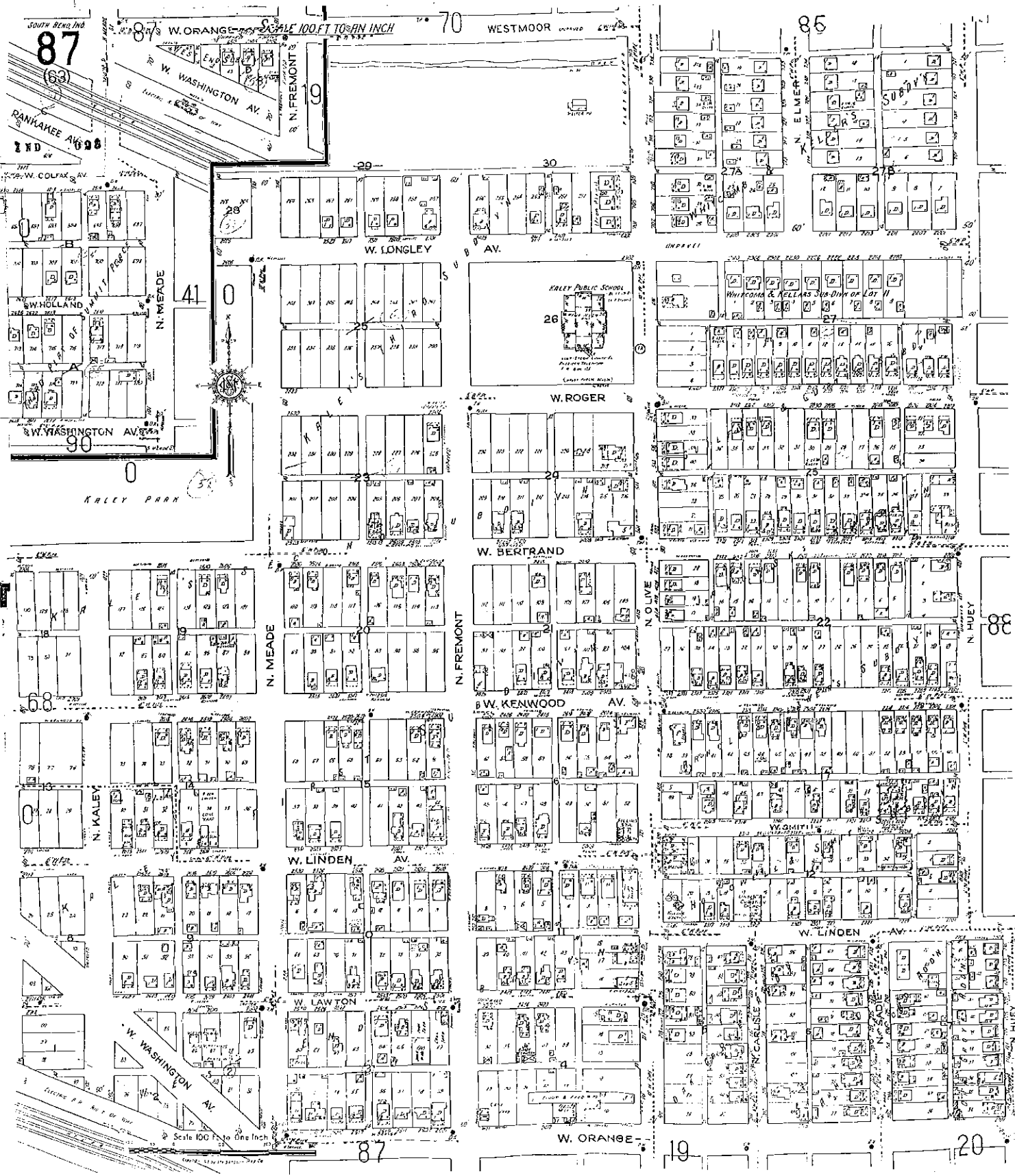
W. LINDEN AV.

N. OLIVE

N. HUEY

N. CASCADE

N. HUEY



Casey McFall

From: Casey McFall
Sent: Monday, July 07, 2008 3:24 PM
To: 'jmeeker@yahoo.com'
Subject: 521 Eclipse Place, South Bend, IN Sandborns

Jeff,

I am currently working on a report for the above property. I read your note to Janet that stated that the Sandborns barely touch the property, and that you believe that the park and the address has changed several times, and in my investigations, both are correct. I am looking for an area in the middle of Kennedy (Kaley) Park, and generally bounded by Westmoor on the north, no further west than Meade St, on the south by Bertrand St / Bendix Drive, and on the west by Goodland Avenue. Any help you can provide would be appreciated. Thanks.

-Casey

Casey McFall

Scientist I

Hull & Associates - Indianapolis

p: 317.558.0584

f: 317.558.0553

cmcfall@hullinc.com

Casey McFall

From: Jeff Meeker [cjmeeker@comcast.net]
Sent: Friday, July 11, 2008 3:19 PM
To: Casey McFall
Subject: South Bend Sanborns

Attachments: ATT17236.dat



ATT17236.dat (289
KB)

Hi Casey,

I was only able to find this one map to add to the two others I sent previously.

Thanks,

Jeff Meeker

APPENDIX E-2

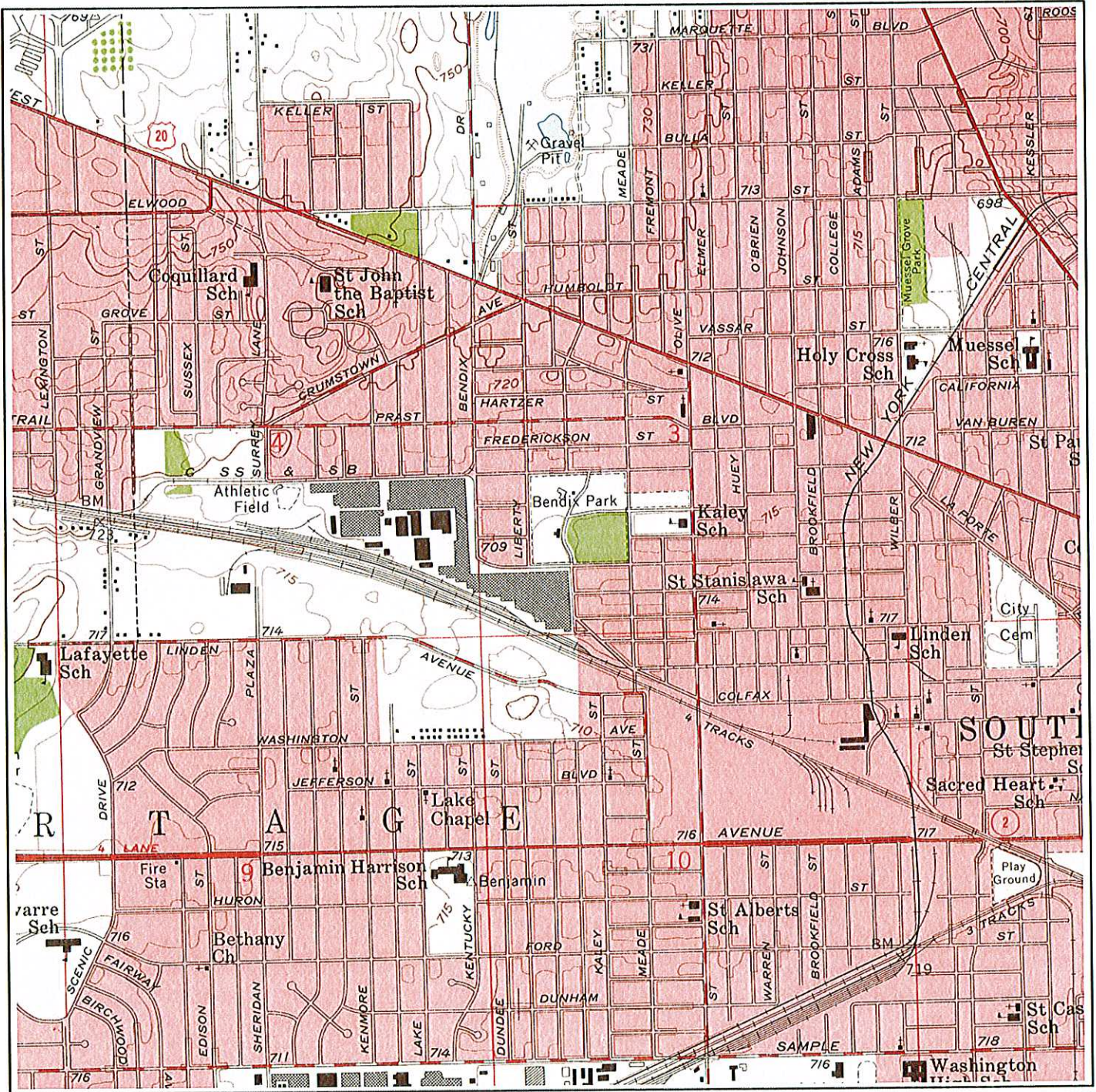
Historical Topographic Maps

Track Info Services, LLC

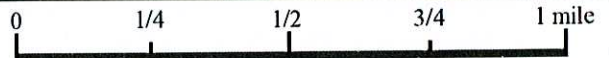
Historical Topographic Map

Site: 521 Eclipse Pl, South Bend, IN 46628

Quadrangle Year: 1958



- | | | | |
|-------------------------|--|-----------------|--|
| Building | | Railroad | |
| Topo Contour | | Tanks | |
| Depression | | Primary Highway | |
| Quarry or Open Pit Mine | | Trail | |



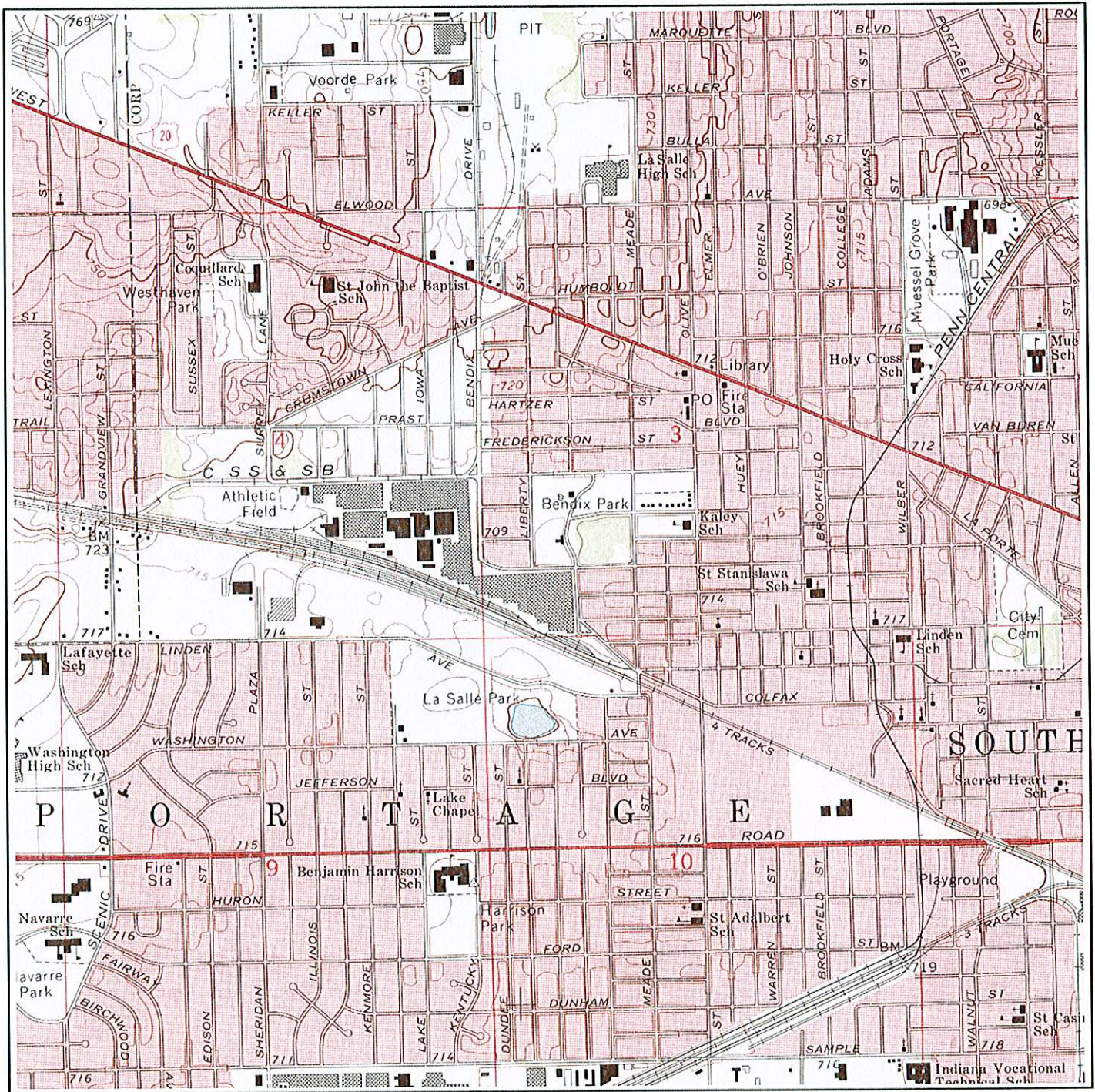
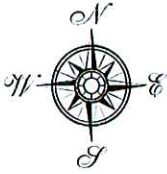
Job Number: SBI047
 Original Scale of Full Topo: 1:24,000
 Quadrangle Name: South Bend West, IN

Track Info Services, LLC

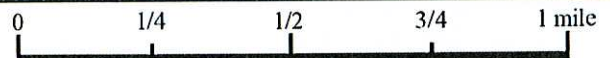
Historical Topographic Map

Site: 521 Eclipse Pl, South Bend, IN 46628

Quadrangle Year: 1969



- | | | | |
|-------------------------|--|-----------------|--|
| Building | | Railroad | |
| Topo Contour | | Tanks | |
| Depression | | Primary Highway | |
| Quarry or Open Pit Mine | | Trail | |



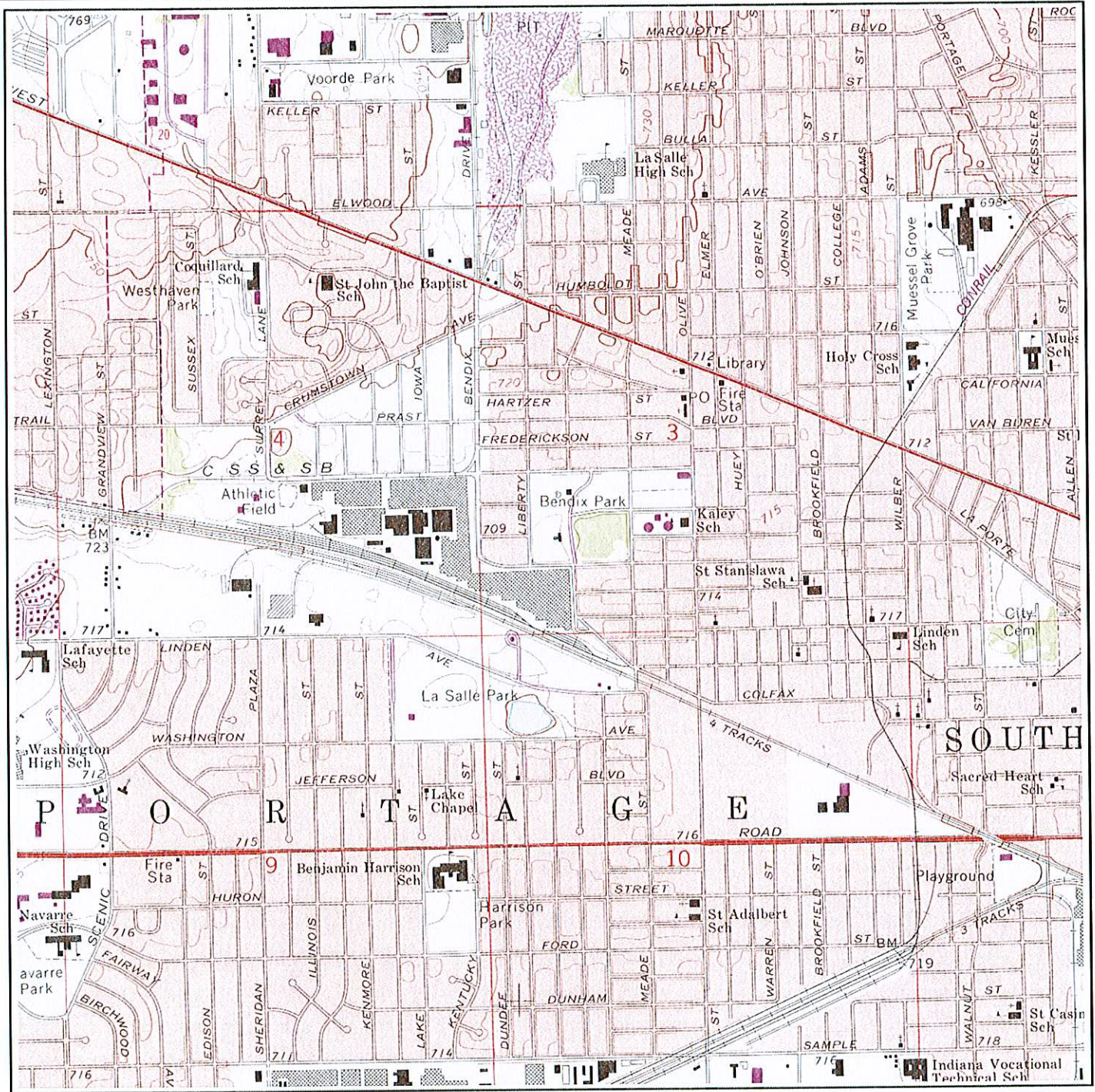
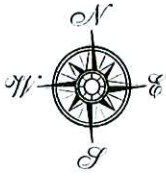
Job Number: SBI047
 Original Scale of Full Topo: 1:24,000
 Quadrangle Name: South Bend West, IN

Track Info Services, LLC

Historical Topographic Map

Site: 521 Eclipse Pl, South Bend, IN 46628

Quadrangle Year: 1980



- | | | | |
|-------------------------|--|-----------------|--|
| Building | | Railroad | |
| Topo Contour | | Tanks | |
| Depression | | Primary Highway | |
| Quarry or Open Pit Mine | | Trail | |



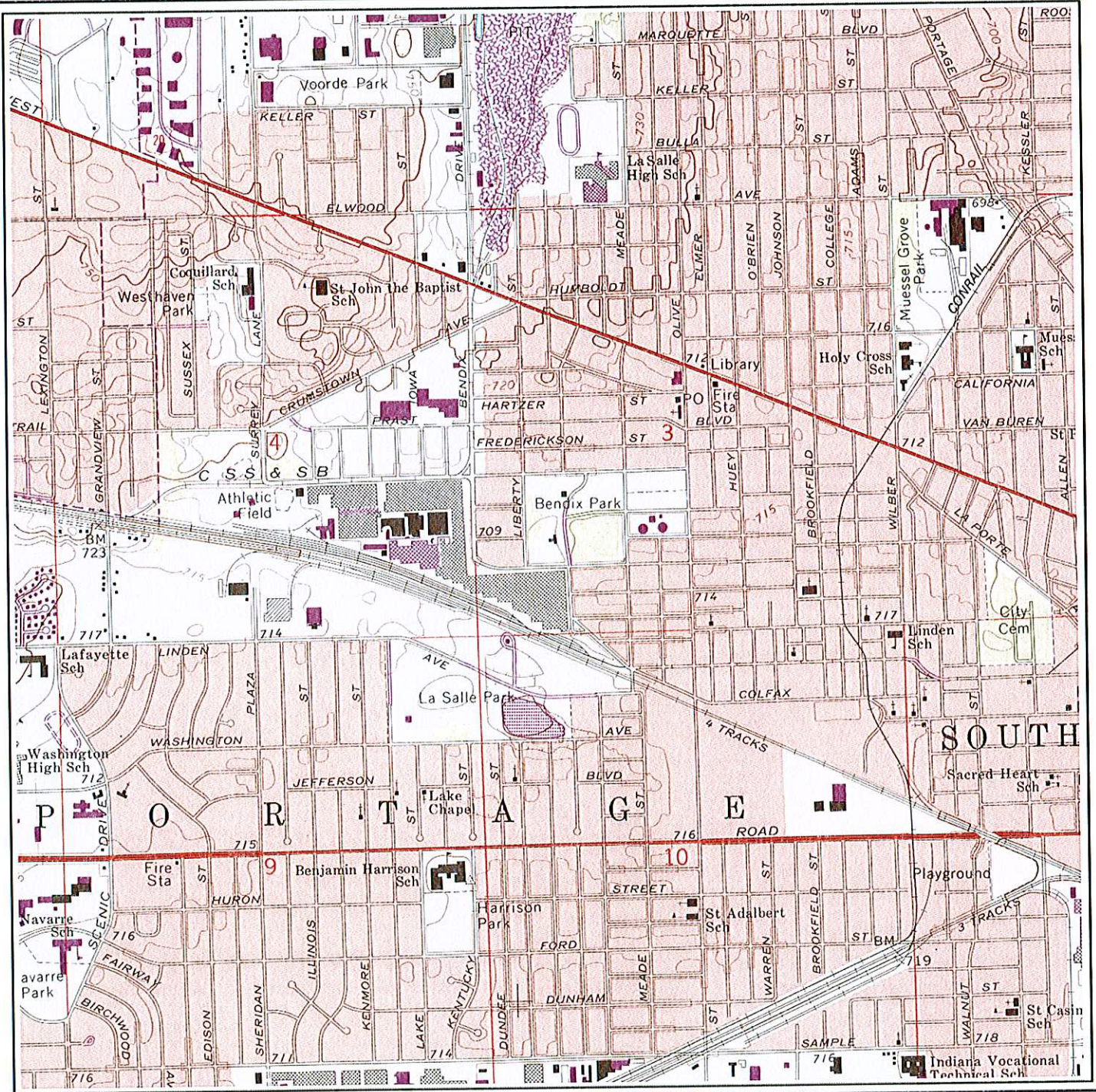
Job Number: SBI047
 Original Scale of Full Topo: 1:24,000
 Quadrangle Name: South Bend West, IN

Track Info Services, LLC

Historical Topographic Map

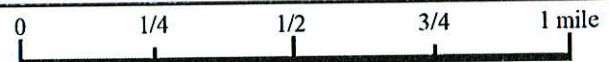
Site: 521 Eclipse Pl, South Bend, IN 46628

Quadrangle Year: 1986



- Building
- Topo Contour
- Depression
- Quarry or Open Pit Mine

- Railroad
- Tanks
- Primary Highway
- Trail



Job Number: SBI047
 Original Scale of Full Topo: 1:24,000
 Quadrangle Name: South Bend West, IN

APPENDIX F

Oil, Gas, and Water Well Maps and Logs



HULL & ASSOCIATES, INC.
 Indianapolis, Indiana

City of South Bend

WATER WELL LOCATION MAP

521 Eclipse Place, South Bend, Indiana

PHASE I ENVIRONMENTAL SITE ASSESSMENT

July 2008 SBI047.xls

Record of Water Well

Indiana Department of Natural Resources

Reference Number *Driving directions to well* *Date completed*
57132 WELL SJ G18A, USGS BULLETIN 3, NORTHWEST CORNER OF KALEY PARK, AT CREEK Jan 01, 1921

Owner-Contractor *Name* *Address* *Telephone*
 Owner CITY OF SOUTH BEND

Construction Details
 Well *Use:* *Drilling method:* *Pump type:*
 Depth: 196.0 *Pump setting depth:* *Water quality:*
 Casing *Length:* *Material:* *Diameter:*
 Screen *Length:* *Material:* *Diameter:* *Slot size:*

Well Capacity Test *Type of test:* *Test rate:* gpm for hrs. *Bail* *Test rate:* gpm for hrs.
Drawdown: ft. *Static water level:* 14.0 ft. *Bailer Drawdown:* ft.

Grouting Information *Material:* *Depth:* from to
Installation Method: *Number of bags used:*

Well Abandonment *Sealing material:* *Depth:* from to
Installation Method: *Number of bags used:*

Administrative *County:* St. Joseph *Township:* 37N *Range:* 2E
Section: SE of the NW of the SW of Section 3 *Topo map:* South Bend West
Grant Number:
Field located by: *on:*
Courthouse location by: *on:*
Location accepted w/o verification by: *on:*
Subdivision name: *Lot number:*
Ft W of EL: *Ft N of SL:* *Ft E of WL:* *Ft S of NL:*
Ground elevation: 711.0 *Depth to bedrock:* 195.0 *Bedrock elevation:* 516.0 *Aquifer elevation:*
UTM Easting: 559125.0 *UTM Northing:* 4614700.0

Well Log	Top	Bottom	Formation
	0.0	10.0	SAND
	10.0	35.0	SAND AND GRAVEL
	35.0	86.0	CLAY
	86.0	152.0	SAND AND GRAVEL
	152.0	163.0	CEMENTED SAND
	163.0	195.0	SAND AND GRAVEL
	195.0	196.0	LOWER MISS SERIES SHALE

Comments PLOTTED ON BEDROCK MAP

Record of Water Well

Indiana Department of Natural Resources

Reference Number *Driving directions to well* **Date completed**
57117 APRX 430' S OF WESTMOOR ST AND 265' W OF BENDIX DR Apr 02, 1982

Owner-Contractor **Name** **Address** **Telephone**
 Owner BENDIX CORP PO BOX U0 S BEND
 Driller PEERLESS MIDWEST INC PO BOX 26 GRANGER
 Operator JOHN BLATZ License: null

Construction Details **Use:** INDUSTRIAL **Drilling method:** Cable Tool **Pump type:**
 Well **Depth:** 1.2 **Pump setting depth:** **Water quality:**
 Casing **Length:** 2.4 **Material:** **Diameter:** 0.16
 Screen **Length:** 0.33 **Material:** **Diameter:** 0.16 **Slot size:** .020

Well Capacity Test **Type of test:** **Test rate:** gpm for hrs. **Bail Test rate:** gpm for hrs.
Drawdown: ft. **Static water level:** ft. **Bailer Drawdown:** ft.

Grouting Information **Material:** **Depth:** from to
Installation Method: **Number of bags used:**

Well Abandonment **Sealing material:** **Depth:** from to
Installation Method: **Number of bags used:**

Administrative **County:** St. Joseph **Township:** 37N **Range:** 2E
Section: SE of the NE of the SE of Section 4 **Topo map:** South Bend West
Grant Number:
Field located by: RPD **on:** Jul 22, 1983
Courthouse location by: **on:**
Location accepted w/o verification by: **on:**
Subdivision name: **Lot number:**
Ft W of EL: 300.0 **Ft N of SL:** 1500.0 **Ft E of WL:** **Ft S of NL:**
Ground elevation: 710.0 **Depth to bedrock:** **Bedrock elevation:** **Aquifer elevation:** 681.0
UTM Easting: 558720.0 **UTM Northing:** 4614639.0

Well Log

Top	Bottom	Formation
0.0	1.0	ASPHALT & CEMENT
1.0	2.0	SAND
2.0	7.0	MUCK & MARL
7.0	17.0	GRAY FINE SAND W/ SILT
17.0	19.0	FINE TO MED SAND ODOR
19.0	24.0	FINE TO CRS SAND GRAV ODOR
24.0	25.0	CLAY & GRAV
25.0	29.0	FINE TO CRS S&G NO ODOR
29.0	0.0	CLAY & GRAV

Comments FC MC NOTE WELL LOCATED BY PLANT ENG SEE AIR PHOTO

Record of Water Well

Indiana Department of Natural Resources

Reference Number *Driving directions to well* *Date completed*
57116 APRX 740' S OF WESTMOOR ST AND 520' W OF BENDIX DR Mar 26, 1982

Owner-Contractor *Name* *Address* *Telephone*
 Owner BENDIX CORP PO BOX 10 S BEND
 Driller PEERLESS MIDWEST INC PO BOX 26 GRANGER
 Operator JOHN BLATZ License: null

Construction Details *Use:* INDUSTRIAL *Drilling method:* Cable Tool *Pump type:*
 Well *Depth:* 36.0 *Pump setting depth:* *Water quality:*
Length: 2.2 *Material:* *Diameter:* 0.16
 Casing *Length:* 0.33 *Material:* *Diameter:* 0.16 *Slot size:* .020
 Screen

Well Capacity Test *Type of test:* *Test rate:* gpm for hrs. *BailTest rate:* gpm for hrs.
Drawdown: ft. *Static water level:* ft. *Bailer Drawdown:* ft.

Grouting Information *Material:* *Depth:* from to
Installation Method: *Number of bags used:*

Well Abandonment *Sealing material:* *Depth:* from to
Installation Method: *Number of bags used:*

Administrative *County:* St. Joseph *Township:* 37N *Range:* 2E
Section: NE of the SE of the SE of Section 4 *Topo map:* South Bend West
Grant Number:
Field located by: RPD *on:* Jul 22, 1983
Courthouse location by: *on:*
Location accepted w/o verification by: *on:*
Subdivision name: *Lot number:*
Ft W of EL: 500.0 *Ft N of SL:* 1200.0 *Ft E of WL:* *Ft S of NL:*
Ground elevation: 710.0 *Depth to bedrock:* *Bedrock elevation:* *Aquifer elevation:* 672.0
UTM Easting: 558658.0 *UTM Northing:* 4614546.0

Well Log

Top	Bottom	Formation
0.0	4.0	BLACK MUCK
4.0	18.0	DRY FINE TO MED SAND
18.0	28.0	CRS TO MED GRAV SAND ODOR
28.0	30.0	MED TO CRS GRAV & SAND BRN
30.0	32.0	FINE SAND
32.0	33.0	SILTY FINE SAND
33.0	36.0	FINE SAND
36.0	38.0	SILT & CLAY

Comments FC MC NOTE WELL LOCATED BY PLANT ENVIRONMENTAL ENG REPORT SENT OT JIM STALLSMITH AT STATE BOARD OF HEALTH

Record of Water Well

Indiana Department of Natural Resources

Reference Number *Driving directions to well* *Date completed*
57128 FROM USGS BULLETIN #3, SJ 6-14A, NORTHWEST CORNER OF LASALLE LAKE Jan 01, 1921

Owner-Contractor *Name* *Address* *Telephone*
 Owner CITY OF SOUTH BEND

Construction Details *Use:* *Drilling method:* *Pump type:*
 Well *Depth:* 203.0 *Pump setting depth:* *Water quality:*
Length: *Material:* *Diameter:*
 Casing *Length:* *Material:* *Diameter:* *Slot size:*
 Screen

Well Capacity Test *Type of test:* *Test rate:* gpm for hrs. *Bail Test rate:* gpm for hrs.
Drawdown: ft. *Static water level:* ft. *Bailer Drawdown:* ft.

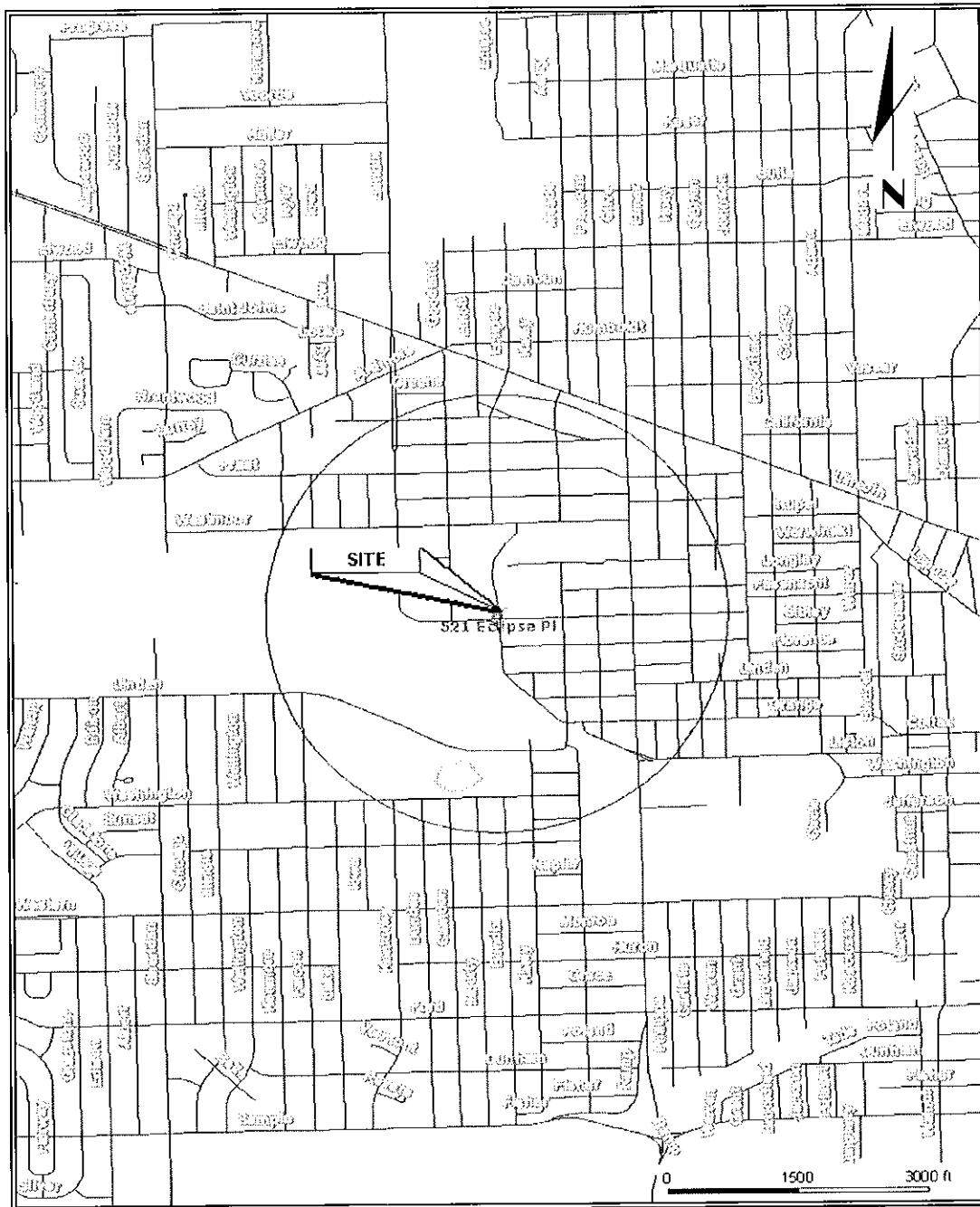
Grouting Information *Material:* *Depth:* from to
Installation Method: *Number of bags used:*

Well Abandonment *Sealing material:* *Depth:* from to
Installation Method: *Number of bags used:*


Administrative *County:* St. Joseph *Township:* 37N *Range:* 2E
Section: SW of the SE of the SE of Section 4 *Topo map:* South Bend West
Grant Number:
Field located by: *on:*
Courthouse location by: *on:*
Location accepted w/o verification by: *on:*
Subdivision name: *Lot number:*
Ft W of EL: *Ft N of SL:* *Ft E of WL:* *Ft S of NL:*
Ground elevation: 710.0 *Depth to bedrock:* 200.0 *Bedrock elevation:* 510.0 *Aquifer elevation:*
UTM Easting: 558550.0 *UTM Northing:* 4614250.0






Well Log	Top	Bottom	Formation
	0.0	15.0	MUCK
	15.0	20.0	SAND
	20.0	30.0	GRAVEL
	30.0	47.0	SAND AND GRAVEL
	47.0	51.0	CLAY
	51.0	80.0	S&G
	80.0	90.0	GRAVEL
	90.0	110.0	S&G
	110.0	180.0	SAND
	180.0	200.0	SAND & GRAVEL
	200.0	203.0	LOWER MISS SHALE

Comments PLOTTED ON BEDROCK MAP



Legend

Counties


Petroleum Wells
 Abandoned Gas Storage
 Gas
 Gas Storage
 Oil
 Other

HULL & ASSOCIATES, INC.
 INDIANAPOLIS, INDIANA

City of South Bend

IGS OIL AND GAS WELL LOCATION MAP

521 Eclipse Place, South Bend, Indiana

PHASE I ENVIRONMENTAL SITE ASSESSMENT

July 2008 SBI047.xls

APPENDIX G

Environmental Database Report

FirstSearch Technology Corporation

Environmental FirstSearch™ Report

Target Property:

521 ECLIPSE PL

SOUTH BEND IN 46628

Job Number: SBI047

PREPARED FOR:

Hull And Associates
6330 E. 75th St. suite 176
Indianapolis, IN 46250

06-13-08



Tel: (317) 823-3500

Fax: (317) 823-3535

**Environmental FirstSearch
Search Summary Report**

**Target Site: 521 ECLIPSE PL
SOUTH BEND IN 46628**

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	04-07-08	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	04-07-08	0.50	0	0	0	0	-	0	0
CERCLIS	Y	04-22-08	0.50	0	0	0	1	-	0	1
NFRAP	Y	04-22-08	0.50	0	1	1	0	-	1	3
RCRA COR ACT	Y	04-01-08	1.00	0	0	1	0	1	0	2
RCRA TSD	Y	04-01-08	0.50	0	0	1	0	-	0	1
RCRA GEN	Y	04-01-08	0.25	0	2	1	-	-	0	3
Federal IC / EC	Y	04-01-08	0.25	0	0	0	-	-	0	0
ERNS	Y	04-22-08	0.25	0	1	1	-	-	0	2
Tribal Lands	Y	12-01-05	1.00	0	0	0	0	0	0	0
State/Tribal Sites	Y	02-22-07	1.00	0	0	1	0	1	0	2
State/Tribal SWL	Y	01-02-08	0.50	0	0	0	0	-	0	0
State/Tribal LUST	Y	05-29-08	0.50	0	1	0	5	-	1	7
State/Tribal UST/AST	Y	05-30-08	0.25	0	1	3	-	-	0	4
State/Tribal EC	Y	NA	0.25	0	0	0	-	-	0	0
State/Tribal IC	Y	02-01-07	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	10-01-07	0.50	0	0	1	0	-	0	1
State/Tribal Brownfields	Y	03-01-08	0.50	0	1	0	0	-	0	1
FI Map Coverage	Y	06-12-08	0.12	1	0	-	-	-	0	1
- TOTALS -				1	7	10	6	2	2	28

Notice of Disclaimer

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

Waiver of Liability

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

**Environmental FirstSearch
Site Information Report**

Request Date: 06-13-08
Requestor Name: Sarah Webb
Standard: ASTM-05

Search Type: AREA
 0.01 sq mile(s)
Job Number: SBI047
Filtered Report

Target Site: 521 ECLIPSE PL
 SOUTH BEND IN 46628

Demographics

Sites: 28	Non-Geocoded: 2	Population: NA
Radon: 0.8 - 24.9 PCI/L		

Site Location

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>	<u>UTMs</u>
Longitude:	-86.290179	-86:17:25	Easting: 559079.208
Latitude:	41.68205	41:40:55	Northing: 4614505.902
			Zone: 16

Comment

Comment: PO 3048

Additional Requests/Services

Adjacent ZIP Codes: 1 Mile(s)	Services:
--------------------------------------	------------------

<u>ZIP Code</u>	<u>City Name</u>	<u>ST</u>	<u>Dist/Dir</u>	<u>Sel</u>	<u>Requested?</u>	<u>Date</u>	
46601	SOUTH BEND	IN	0.83 SE	Y	No		
46616	SOUTH BEND	IN	0.97 NE	Y	No		
46619	SOUTH BEND	IN	0.14 SW	Y	No		
					Sanborns	No	
					Aerial Photographs	No	
					Historical Topos	Yes	06-13-08
					City Directories	No	
					Title Search/Env Liens	No	
					Municipal Reports	No	
					Online Topos	No	



HISTORICAL FIRE INSURANCE MAPS

MAPS AVAILABLE

**06-13-08
SBI047
521 ECLIPSE PL
SOUTH BEND IN 46628**

A search of FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability confirmed that there is a high probability that MAPS ARE AVAILABLE for the Subject Location as shown above.

FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability represents abstracted information from the Sanborn® Map Company obtained through online access to the U.S. Library of Congress via local libraries.

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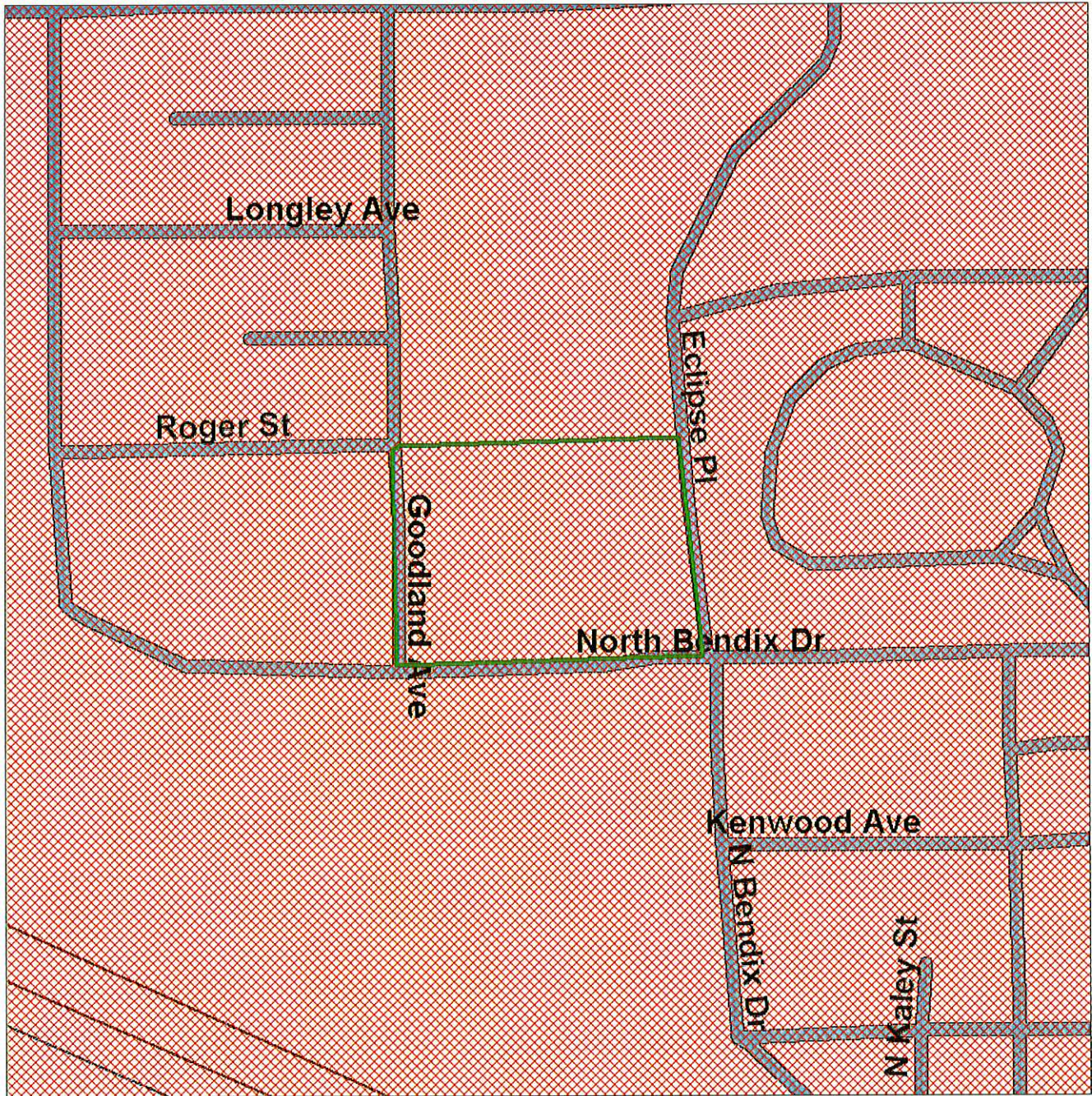


Environmental FirstSearch

.12 Mile Radius from Area
Historical Fire Insurance Coverage Map



521 ECLIPSE PL, SOUTH BEND IN 46628



Source: 2002 U.S. Census TIGER Files

- Area Polygon 
- Historical Fire Insurance Coverage Map 
- Railroads 



Environmental FirstSearch

.25 Mile Radius from Area
Single Map:



521 ECLIPSE PL, SOUTH BEND IN 46628



Source: 2002 U.S. Census TIGER Files

- Area Polygon
- Identified Site, Multiple Sites, Receptor
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
- Triballand
- Railroads



Environmental FirstSearch








.25 Mile Radius from Area
ASTM-05: RC RAGEN, ERNS, UST



521 ECLIPSE PL, SOUTH BEND IN 46628



Source: 2002 U.S. Census TIGER Files

- Area Polygon 
- Identified Site, Multiple Sites, Receptor   
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste 
- Triballand 
- Railroads 

Environmental FirstSearch Sites Summary Report

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SB1047
PO 3048

TOTAL: 28 **GEOCODED:** 26 **NON GEOCODED:** 2 **SELECTED:** 0

Page No.	ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Map ID
1	25	FIMAP	FIRE INSURANCE MAP POLY-14735/SANBORN	SOUTH BEND IN 46601	0.00 --	14
1	24	BROWNFIELD	BOSCH PLANT 400030/BROWNFIELD	401 N. BENDIX DRIVE SOUTH BEND IN 46628	0.06 SE	3
2	10	ERNS	ALLIED SIGNAL BRAKING SYS 371527/FIXED FACILITY	401 N BENDIX DR SOUTH BEND IN 46628	0.06 SE	3
3	18	LUST	ALLIED CORP BENDIX CHASSIS and DRA 198912555/NFA-UST BRANCH (GM)	401 N BENDIX DR SOUTH BEND IN 46628	0.06 SE	3
5	3	NFRAP	ALLIED-SIGNAL BENDIX IND005461165/NFRAP-N	401 NORTH BENDIX DRIVE SOUTH BEND IN 46628	0.06 SE	3
6	7	RCRAGN	BOSCH AUTOMOTIVE CHASSIS INR000102004/SGN	401 N BENDIX DR SOUTH BEND IN 46628	0.06 SE	3
8	14	UST	ALLIED CORP BENDIX CHASSIS and DRA 814/PERM OUT OF SERVICE	401 N BENDIX DR SOUTH BEND IN 46628	0.06 SE	3
9	8	RCRAGN	BOSCH AUTOMOTIVE CHASSIS IND984874628/SGN	2721 W KENWOOD SOUTH BEND IN 46628	0.10 SE	5
11	2	NFRAP	ALLIED CORPORATION/ALLIED-SIGNAL A IND152578043/NFRAP-N	717 NORTH BENDIX DRIVE SOUTH BEND IN 46628	0.14 NW	2
12	4	RCRA	HONEYWELL INTERNATIONAL INC IND005461165/TSD	717 N BENDIX DR SOUTH BEND IN 46628	0.14 NW	2
14	5	RCRACOR	HONEYWELL-ENGINE SYSTEMS and ACCES IND005461165/CA	717 N BENDIX DR SOUTH BEND IN 46628	0.14 NW	2
15	9	RCRAGN	HONEYWELL INTERNATIONAL INC IND005461165/VGN	717 N BENDIX DR SOUTH BEND IN 46628	0.14 NW	2
16	12	STATE	ALLIED SIGNAL 6980601	717 N. BENDIX SOUTH BEND IN 46628	0.14 NW	2
17	15	UST	HONEYWELL ENGINE SYSTEMS / ACCESSO 796/PERM OUT OF SERVICE	717 N BENDIX DR SOUTH BEND IN 46628	0.14 NW	2
21	26	VCP	ALLIEDSIGNAL/HONEYWELL VRP-6980601/ACTIVE	717 N. BENDIX SOUTH BEND IN 46628	0.14 NW	2
22	11	ERNS	NRC-719270/RAILROAD NON-RELEASE	2702 WEST WASHINGTON AVE. SOUTH BEND IN 46628	0.23 SE	8
25	16	UST	SOUTH BEND VENDING 17984/PERM OUT OF SERVICE	2530 KENWOOD SOUTH BEND IN 46628	0.23 SE	13
25	17	UST	SOUTH BEND VENDING 21385	2530 KENWOOD SOUTH BEND IN 46628	0.23 SE	13
26	1	CERCLIS	BECK S LAKE SITE IND980904379/NOT PROPOSED	COLFAX AND KALEY STS SOUTH BEND IN 46619	0.34 SE	1
27	23	LUST	NATIONWISE AUTO PARTS 269 199402518/ACTIVE	1033 N BENDIX SOUTH BEND IN 46628	0.42 NW	12
28	19	LUST	CLARK OIL and REFINING 0379 199705081/ACTIVE	2701 LINCOLNWAY SOUTH BEND IN 46628	0.47 NE	10

***Environmental FirstSearch
Sites Summary Report***

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

TOTAL: 28 **GEOCODED:** 26 **NON GEOCODED:** 2 **SELECTED:** 0

Page No.	ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Map ID
31	20	LUST	FRUEHAUF TRAILER CORP 199301523/NFA-UST BRANCH (GM)	137 S OLIVE ST SOUTH BEND IN 46619	0.48 SE	7
32	21	LUST	KIMBALL INDUSTRIAL SALES INC 199005520/DISCONTINUED (A)	143 S OLIVE ST SOUTH BEND IN 46619	0.48 SE	6
33	22	LUST	MARATHON UNIT 3190 199303501/NFA-UST BRANCH (GM)	2405 LINCOLNWAY W SOUTH BEND IN 46628	0.49 NE	11
36	13	STATE	O BRIEN CORPORATION 6960601	2001 W. WASHINGTON AVE. SOUTH BEND IN 46628	0.61 SE	9
36	6	RCRACOR	SAFFTY KLEEN SYSTEMS INC IND000715474/LGN	2217 WESTERN AVE SOUTH BEND IN 46619	0.77 SE	4

***Environmental FirstSearch
Sites Summary Report***

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SB1047
PO 3048

TOTAL: 28 **GEOCODED:** 26 **NON GEOCODED:** 2 **SELECTED:** 0

Page No.	ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Map ID
37	28	LUST	GRAND TRUNK WESTERN RR 199608531/NFA-UST BRANCH (GM)	SOUTH BEND YARD SOUTH BEND IN	NON GC	
38	27	NFRAP	AREA WEST OF BENDIX OIL TANK IND980904262/NFRAP-N	LINDEN AVE SOUTH BEND IN 46619	NON GC	

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 18

DIST/DIR: 0.06 SE

MAP ID: 3

NAME: ALLIED CORP BENDIX CHASSIS and DRA
ADDRESS: 401 N BENDIX DR
SOUTH BEND IN 46634

REV: 5/29/08
ID1: 198912555
ID2:
STATUS: NFA-UST BRANCH (GM)
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 814
PRIORITY: Medium
AFFECTED AREA: GROUNDWATER
DESCRIPTION: NFA-UST BRANCH GUIDANCE MANUAL

UST FACILITY ID: 814
PRIORITY: Medium
AFFECTED AREA: SOIL
DESCRIPTION: NFA-UST BRANCH GUIDANCE MANUAL

TANK INFORMATION

TOTAL NUMBER OF TANKS: 5
TANK NUMBER: 2
TANK CAPACITY: 7000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 5
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 1
TANK CAPACITY: 8000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 4
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 4
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE

- Continued on next page -

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SB1047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 18

DIST/DIR: 0.06 SE

MAP ID: 3

NAME: ALLIED CORP BENDIX CHASSIS and DRA
ADDRESS: 401 N BENDIX DR
SOUTH BEND IN 46634

REV: 5/29/08
ID1: 198912555
ID2:
STATUS: NFA-UST BRANCH (GM)
PHONE:

CONTACT:

COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 5
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 3
TANK CAPACITY: 1500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 1
TANK CAPACITY: 8000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 2
TANK CAPACITY: 7000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 3
TANK CAPACITY: 1500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

REGISTERED UNDERGROUND STORAGE TANKS

SEARCH ID: 14

DIST/DIR: 0.06 SE

MAP ID: 3

NAME: ALLIED CORP BENDIX CHASSIS and DRA
ADDRESS: 401 N BENDIX DR
SOUTH BEND IN 46634

REV: 5/30/08
IDI: 814
ID2:
STATUS: PERM OUT OF SERVICE
PHONE:

CONTACT:

SITE INFORMATION

TANK NUMBER: 1
TANK CAPACITY: 8000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 2
TANK CAPACITY: 7000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 3
TANK CAPACITY: 1500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 4
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

TANK NUMBER: 5
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED SIGNAL INC
101 COLUMBIA RD
MORRISTOWN NJ 07962

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

RCRA GENERATOR SITE

SEARCH ID: 8

DIST/DIR: 0.10 SE

MAP ID: 5

NAME: BOSCH AUTOMOTIVE CHASSIS
ADDRESS: 2721 W KENWOOD
SOUTH BEND IN 46628
SAINT JOSEPH
CONTACT: MARK WALKER

REV: 6/6/06
ID1: IND984874628
ID2:
STATUS: SGN
PHONE: 2192375688

Benzene, dimethyl- (1,1) (OR) Xylene (1)
Benzene, methyl- (OR) Toluene
Methanol (1) (OR) Methyl alcohol (1)
Naphthalene
Tetrachloroethylene
The following spent non-halogenated solvents: toluene, methyl ethyl ketone, carbon disulfide, isobutanol, pyridine, benzene, 2-ethoxyethanol, and 2-nitropropane; all spent solvent mixtures/blends containing, before use, a to
Methane, dichloro- (OR) Methylene chloride
Ignitable waste
Mercury (OR)

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

RCRA COR SITE

SEARCH ID: 5

DIST/DIR: 0.14 NW

MAP ID: 2

NAME: HONEYWELL-ENGINE SYSTEMS and ACCESSORIES
ADDRESS: 717 N BENDIX DR
SOUTH BEND IN 46620
SAINT JOSEPH
CONTACT: CRAIG LOSEE

REV: 6/6/06
ID1: IND005461165
ID2:
STATUS: CA
PHONE: 5742313438

GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)

GPRA PERMIT: N - NO
GPRA POST CLOSURE: N - NO
GPRA CA: N - NO
GPRA COMPLIANCE MONITORING and ENFORCEMENT: N - NO

SUBJECT TO CORRECTIVE ACTION (SUBJCA)

SUBJCA: Y - SUBJECT TO CORRECTIVE ACTION
SUBJCA TSD 3004: N - NO
SUBJCA NON TSD: N - NO

SIGNIFICANT NON-COMPLIANCE(SNC): N - NO
BEGINNING OF THE YEAR SNC: N - NO
PERMIT WORKLOAD: ----
CLOSURE WORKLOAD: ----
POST CLOSURE WORKLOAD: ----
PERMITTING /CLOSURE/POST-CLOSURE PROGRESS: ---ST
CORRECTIVE ACTION WORKLOAD: N - NO

GENERATOR STATUS: CEG - CONDITIONALLY EXEMPT SMALL QUANTITY GENERATORS: GENERATES LESS THAN 100 KG/MONTH OF HAZA

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

STATE

SEARCH ID: 12

DIST/DIR: 0.14 NW

MAP ID: 2

NAME: ALLIED SIGNAL
ADDRESS: 717 N. BENDIX
SOUTH BEND IN 46628
SAINT JOSEPH
CONTACT: CHRIS BAUER

REV: 02/22/07
ID1: 6980601
ID2: VRP6980601
STATUS:
PHONE: (317) 234-0970

SITE INFORMATION

COMMISSIONERS BULLETIN SCORE: 41.75
SCORE DATE: 5/92
CONTAMINANT TYPE: SOLVENTS
MEDIA: SOIL AND GROUNDWATER
LAST REVISED: JANUARY 2005

STATUS: On January 31, 1983, the Bendix Corporation was acquired by Allied Corporation. The Allied Corporation later became Allied-Signal. Allied Signal is comprised of three (3) divisions. Production at the facility included automotive brake and steering, aircraft fuel controls, aircraft wheels, brakes and landing gear. No manufacturing is currently taking place at the property. Bendix created a large number of waste streams over the years. Most were shipped off site for disposal although some were stored in a hazardous waste storage area. Bendix had also disposed of some of its waste in pits and dumps in the past. In addition, numerous spills occurred in and around the complex. In December 1991, a study completed by Allied consultant reported extensive groundwater contamination beneath the site. Allied has voluntarily attempted to contain and remove contaminants from the groundwater and is now participating in the Voluntary Remediation Program. Most recently, a remediation Work Plan is currently under review. Please contact Chris Bauer for more information.

Environmental FirstSearch Site Detail Report

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

REGISTERED UNDERGROUND STORAGE TANKS

SEARCH ID: 15

DIST/DIR: 0.14 NW

MAP ID: 2

NAME: HONEYWELL ENGINE SYSTEMS / ACCESSORIES
ADDRESS: 717 N BENDIX DR
SOUTH BEND IN 46620
SAINT JOSEPH

REV: 5/30/08
IDI: 796
ID2:
STATUS: PERM OUT OF SERVICE
PHONE:

CONTACT:

INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 18
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 19
TANK CAPACITY: 500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 2
TANK CAPACITY: 15000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 20
TANK CAPACITY: 500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 21
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

TANK NUMBER: 22
TANK CAPACITY: 500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: THE ALLIED CORPORATION
401 N BENDIX DR
SOUTH BEND IN 46624

- Continued on next page -

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

VCP

SEARCH ID: 26

DIST/DIR: 0.14 NW

MAP ID: 2

NAME: ALLIEDSIGNAL/HONEYWELL
ADDRESS: 717 N. BENDIX
SOUTH BEND IN 46628
SAINT JOSEPH
CONTACT: MILTON

REV: 10/1/07
ID1: VRP-6980601
ID2:
STATUS: ACTIVE
PHONE:

SITE INFORMATION

APPLICATION NAME: ALLIED SIGNAL INC.
PROGRAM MANAGER: MILTON

COC DATE:

CNTS DATE:

CNT S DATE:

LAND USE RESTRICTIONS/INSTITUTIONAL CONTROL:

STATUS DESCRIPTION: CNTS - A Covenant Not To Sue has been issued by governor via the IDEM (issued after the Certificate of Completion).

STATUS DESCRIPTION: CNTS/TOP - A Covenant Not To Sue has been issued by governor via the IDEM (issued after the Certificate of Completion).

STATUS DESCRIPTION: ACTIVE - This project has a signed contract with VRP known as the Voluntary Remediation Agreement (VRA) and is no longer considered confidential.

STATUS DESCRIPTION: COC - A Certificate of Completion has been issued by the IDEM.

STATUS DESCRIPTION: CNTS-P - A Covenant is in process.

STATUS DESCRIPTION: TOP - A Technical Opinion Letter has been provided to the site because a COC/CNTS were not appropriate.

STATUS DESCRIPTION: COC-P - A Certificate of Completion is in process.

*Environmental FirstSearch
Site Detail Report*

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SB1047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 23

DIST/DIR: 0.42 NW

MAP ID: 12

NAME: NATIONWISE AUTO PARTS 269
ADDRESS: 1033 N BENDIX
SOUTH BEND IN 46628
SAINT JOSEPH

REV: 5/29/08
ID1: 199402518
ID2:
STATUS: ACTIVE
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 13076
PRIORITY: Low
AFFECTED AREA: SOIL
DESCRIPTION: ACTIVE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 1
TANK NUMBER: 1
TANK CAPACITY: 550
INSTALL DATE: 1/1/1984 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: NATIONWISE AUTO PARTS
3750 COURTRIGHT CT
COLUMBUS OH 43227

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 19

DIST/DIR: 0.47 NE

MAP ID: 10

NAME: CLARK OIL and REFINING 0379
ADDRESS: 2701 LINCOLNWAY
SOUTH BEND IN 46628
SAINT JOSEPH

REV: 5/29/08
ID1: 199705081
ID2:
STATUS: ACTIVE
PHONE:

CONTACT:

TANK NUMBER: 3
TANK CAPACITY: 7500
INSTALL DATE: 6/1/1991 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CLARK RETAIL ENTERPRISES INC
PO BOX 198
WINNETKA IL 600930198

TANK NUMBER: 1
TANK CAPACITY: 6000
INSTALL DATE: 9/1/1956 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CLARK RETAIL ENTERPRISES INC
PO BOX 198
WINNETKA IL 600930198

Environmental FirstSearch
Site Detail Report

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 20

DIST/DIR: 0.48 SE

MAP ID: 7

NAME: FRUEHAUF TRAILER CORP
ADDRESS: 137 S OLIVE ST
SOUTH BEND IN 46619
SAINT JOSEPH

REV: 5/29/08
IDI: 199301523
ID2:
STATUS: NFA-UST BRANCH (GM)
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 18437
PRIORITY: Low
AFFECTED AREA: SOIL
DESCRIPTION: NFA-UST BRANCH GUIDANCE MANUAL

TANK INFORMATION

TOTAL NUMBER OF TANKS: 1
TANK NUMBER: 1
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: FRUENAUUF TRATLER CORP
137 S OLIVE ST
SOUTH BEND IN 466190067

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SB1047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 21

DIST/DIR: 0.48 SE

MAP ID: 6

NAME: KIMBALL INDUSTRIAL SALES INC
ADDRESS: 143 S OLIVE ST
SOUTH BEND IN 46619
SAINT JOSEPH
CONTACT:

REV: 5/29/08
ID1: 199005520
ID2:
STATUS: DISCONTINUED (A)
PHONE:

SITE INFORMATION

UST FACILITY ID: 13988
PRIORITY: Low
AFFECTED AREA: SOIL
DESCRIPTION: DISCONTINUED (ACTIVE)

TANK INFORMATION

TOTAL NUMBER OF TANKS: 2

TANK NUMBER: 2
TANK CAPACITY: 500
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: KIMBALL INDUSTRIAL SALES INC
143 S OLIVE ST
SOUTH BEND IN 46619

TANK NUMBER: 1
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: KIMBALL INDUSTRIAL SALES INC
143 S OLIVE ST
SOUTH BEND IN 46619

*Environmental FirstSearch
Site Detail Report*

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 22

DIST/DIR: 0.49 NE

MAP ID: 11

NAME: MARATHON UNIT 3190
ADDRESS: 2405 LINCOLNWAY W
SOUTH BEND IN 46628
SAINT JOSEPH

REV: 5/29/08
ID1: 199303501
ID2:
STATUS: NFA-UST BRANCH (GM)
PHONE:

CONTACT:

TANK CAPACITY: 5000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: MARATHON PETROLEUM COMPANY LLC
539 S MAIN ST
FINDLAY OH 458403295

Environmental FirstSearch Site Detail Report

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

STATE			
SEARCH ID: 13	DIST/DIR: 0.61 SE	MAP ID: 9	
NAME: O BRIEN CORPORATION		REV: 06-25-98	
ADDRESS: 2001 W. WASHINGTON AVE		ID1: 6960601	
SOUTH BEND IN 46628		ID2:	
SAINT JOSEPH		STATUS:	
CONTACT:		PHONE:	
par PROJECT MANAGER: A ROBERTSON			
CHEMIST:	NONE		
GEOLOGIST:	NONE		
SECTION:	VOLUNTARY REMEDIATION PROGRAM		

RCRA COR SITE			
SEARCH ID: 6	DIST/DIR: 0.77 SE	MAP ID: 4	
NAME: SAFETY KLEEN SYSTEMS INC		REV: 4/1/08	
ADDRESS: 2217 WESTERN AVE		ID1: IND000715474	
SOUTH BEND IN 46628		ID2:	
SAINT JOSEPH		STATUS: LGN	
CONTACT: MATTHEW C SAUVAGEAU		PHONE: 8474686701	
GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)			
GPRA PERMIT:	N - NO		
GPRA POST CLOSURE:	N - NO		
GPRA CA:	N - NO		
GPRA COMPLIANCE MONITORING and ENFORCEMENT:	N - NO		
SUBJECT TO CORRECTIVE ACTION (SUBJCA)			
SUBJCA:	Y - SUBJECT TO CORRECTIVE ACTION		
SUBJCA TSD 3004:	Y - TSDFS POTENTIALLY SUBJECT TO CORRECTIVE ACTION UNDER 3004		
SUBJCA NON TSD:	N		
SIGNIFICANT NON-COMPLIANCE(SNC):	N - NO		
BEGINNING OF THE YEAR SNC:	N - NO		
PERMIT WORKLOAD:	----		
CLOSURE WORKLOAD:	---S-		
POST CLOSURE WORKLOAD:	----		
PERMITTING /CLOSURE/POST-CLOSURE PROGRESS:	---S-		
CORRECTIVE ACTION WORKLOAD:	Y - CORRECTIVE ACTION WORKLOAD		
GENERATOR STATUS:	LQG - LARGE QUANTITY GENERATORS: GENERATES MORE THAN 1000 KG/MONTH OF H		

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 28

DIST/DIR: NON GC

MAP ID:

NAME: GRAND TRUNK WESTERN RR
ADDRESS: SOUTH BEND YARD
SOUTH BEND IN 46600

REV: 5/29/08
ID1: 199608531
ID2:
STATUS: NFA-UST BRANCH (GM)
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 22077
PRIORITY: Low
AFFECTED AREA: SOIL
DESCRIPTION: NFA-UST BRANCH GUIDANCE MANUAL

TANK INFORMATION

TOTAL NUMBER OF TANKS: 3

TANK NUMBER: 1
TANK CAPACITY: 20000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: GRAND TRUNK WESTERN RR
105 HAMPTON
BATTLE CREEK MI 49014

TANK NUMBER: 2
TANK CAPACITY: 275
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: GRAND TRUNK WESTERN RR
105 HAMPTON
BATTLE CREEK MI 49014

TANK NUMBER: 3
TANK CAPACITY: 300
INSTALL DATE: 1/1/2001 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: GRAND TRUNK WESTERN RR
105 HAMPTON
BATTLE CREEK MI 49014

**Environmental FirstSearch
Site Detail Report**

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

CERCLIS NFRAP

SEARCH ID: 27

DIST/DIR: NON GC

MAP ID:

NAME: AREA WEST OF BENDIX OIL TANK
ADDRESS: LINDEN AVE
SOUTH BEND IN 46619

REV: 4/22/08
IDI: IND980904262
ID2: 0501944
STATUS: NFRAP-N
PHONE:

CONTACT:

DESCRIPTION:

ACTION/QUALITY	AGENCY/RPS	START/RAA	END
ARCHIVE SITE	EPA In-House		09-21-1994
DISCOVERY	EPA Fund-Financed		04-01-1984
EXPANDED SITE INSPECTION NFRAP (No Further Remedial Action Planned)	EPA Fund-Financed	09-01-1994	09-21-1994
PRELIMINARY ASSESSMENT High	EPA Fund-Financed		07-19-1985
SITE INSPECTION High	EPA Fund-Financed		04-30-1990

Environmental FirstSearch Descriptions

NPL: *EPA* NATIONAL PRIORITY LIST - Database of confirmed and proposed Superfund sites.

NPL Delisted: *EPA* NATIONAL PRIORITY LIST Subset - Database of delisted Superfund sites.

CERCLIS: *EPA* COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM - Database of current and potential Superfund sites currently or previously under investigation.

NFRAP: *EPA* COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM ARCHIVED SITES - database of Archive designated CERCLA sites that, to the best of EPA's knowledge, assessment has been completed and has determined no further steps will be taken to list this site on the National Priorities List (NPL). This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

RCRA COR ACT: *EPA* RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES - Database of RCRA facilities with reported violations and subject to corrective actions.

RCRA TSD: *EPA* RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM TREATMENT, STORAGE, and DISPOSAL FACILITIES. - Database of facilities licensed to store, treat and dispose of hazardous waste materials.

RCRA GEN: *EPA* RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES - Database of facilities that generate or transport hazardous waste or meet other RCRA requirements.

LGN - Large Quantity Generators

SGN - Small Quantity Generators

VGN – Conditionally Exempt Generator.

Included are RAATS (RCRA Administrative Action Tracking System) and CMEL (Compliance Monitoring & Enforcement List) facilities.

Federal IC / EC: *EPA* BROWNFIELD MANAGEMENT SYSTEM (BMS) - database designed to assist EPA in collecting, tracking, and updating information, as well as reporting on the major activities and accomplishments of the various Brownfield grant Programs.

FEDERAL ENGINEERING AND INSTITUTIONAL CONTROLS- Superfund sites that have either an engineering or an institutional control. The data includes the control and the media contaminated.

ERNS: *EPA/NRC* EMERGENCY RESPONSE NOTIFICATION SYSTEM - Database of emergency response actions. Data since January 2001 has been received from the National Response System database as the EPA no longer maintains this data.

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

State/Tribal Sites: *IN DEM* HAZARDOUS WASTE INVENTORY SITE LISTING - database of hazardous waste sites that have made the states inventory list. The data includes score, score date, contamination type, and media affected

State/Tribal SWL: *IN DEM* PERMITTED SOLID WASTE FACILITIES LIST - database of permitted landfills and transfer stations

State/Tribal LUST: *IN DEM* LEAKING UNDERGROUND STORAGE TANK REPORT - database of all open, closed, and deactivated underground storage tanks in the Department of Environmental Management database.

State/Tribal UST/AST: *IN DEM* UNDERGROUND STORAGE TANK REPORT - database of all underground storage tanks registered with the Department of Environmental Management.

State/Tribal IC: *IN DEM* VRP PROJECT SITE LIST(SUBSET) – database of VRP sites that have land-use restriction/institutional controls
BRONFIELDS PROGRAM COMFORT AND SITE STATUS(Subset) – database of comfort/site status letter sites that have deed restrictions or institutional controls.

State/Tribal VCP: *IN DEM* VRP PROJECT SITE LIST – Database of voluntary remediation projects. The data includes applicants name and site location data. Also includes dates for certificates of completion and land-use restrictions/institutional controls.

State/Tribal Brownfields: *IN DEM* BROWNFIELD PROGRAM SITE LISTING - database of sites that are receiving assistance through the State Brownfield Program and reflects services in progress as well as those that have been completed

RADON: *NTIS* NATIONAL RADON DATABASE - EPA radon data from 1990-1991 national radon project collected for a variety of zip codes across the United States.

FI Map Coverage: *PROPRIETARY* FIRE INSURANCE MAP AVAILABILITY - Database of historical fire insurance map availability.

Environmental FirstSearch
Street Name Report for Streets within 1 Mile(s) of Target Property

Target Property: 521 ECLIPSE PL
 SOUTH BEND IN 46628

JOB: SB1047
 PO 3048

Street Name	Dist/Dir	Street Name	Dist/Dir
Ardmore Trl	0.50 NW	NORTH Olive St	0.29 NE
Bertrand St	0.01 SE	North Saint Peter St	0.84 NE
Birdsell St	0.82 NE	NORTH Sheridan St	0.62 NW
Bonds Ave	0.38 NE	NORTH Walnut St	0.97 NE
Bonfield Pl	0.82 SW	NORTH Walton Ave	0.88 SW
Brentwood Ct	0.83 NW	NORTH Wellington St	0.48 SW
Brentwood Dr	0.57 NW	O Brien St	0.49 SE
Bulla St	0.96 NW	Obrien St	0.48 NE
Calhoun St	0.67 NE	Orange St	0.28 SE
California Ave	0.64 NE	Pagin St	0.95 SE
Camden St	0.41 SW	Parallel St	0.55 SE
Canterbury Dr	0.82 NW	Phillipa St	0.74 SE
Cherry St	0.93 SE	Prast Blvd	0.26 NW
Circle Ave	0.83 SE	Putnam Pl	0.56 NW
College St	0.69 NE	Roger St	0.00 --
Concord Ave	1.00 SW	Roxebury Plz	0.71 NW
Curtiss Cir	0.56 NW	Rupel St	0.57 NE
Curtiss Dr	0.51 NW	Ryer St	0.56 NW
Curtiss Dr NORTH	0.69 NW	S Albert Ave	0.96 SW
Curtiss Dr SOUTH	0.69 NW	S Bendix Dr	0.41 SE
Diamond Ave	0.94 NE	S Brookfield St	0.88 SE
Drexel Ave	0.93 NW	S Carlisle St	0.77 SE
Dundee St	0.41 SW	S Chestnut St	0.99 SE
Eclipse Pl	0.00 --	S Chicago St	0.70 SW
Elliott St	0.39 NW	S Falcon St	0.52 SW
Elwood Ave	0.77 NE	S Gladstone St	0.93 SW
Fairview Ave	0.93 NW	S Grant St	0.61 SE
Fassnacht Ave	0.54 NE	S Illinois St	0.65 SW
Florence Ave	0.55 SE	S Iowa St	0.45 SW
Ford St	0.91 SE	S Jackson St	0.92 SE
Frederickson St	0.20 NW	S Kaley St	0.41 SE
Fremont St	0.22 NE	S Kenmore St	0.64 SW
Garden Pl	0.80 SW	S Kentucky St	0.43 SW
Goodland Ave	0.00 --	S Lake St	0.48 SW
Grandview Ave	0.98 NW	S Liberty St	0.41 SE
Grant St	0.57 SE	S Meade St	0.44 SE
Grove St	0.90 NW	S Olive St	0.46 SE
Hartzer Ave	0.93 NW	S Pulaski St	0.96 SE
Hartzer St	0.33 NW	S Sheridan St	0.76 SW
Hine St	0.92 SE	S Warren St	0.80 SE
Holland St	0.36 SE	S Wellington St	0.68 SW
Huey St	0.42 NE	Sadie St	0.41 SE
Humbolt St	0.56 NE	Sancome Ave	0.82 NE
Huron St	0.82 SW	Sheridan Pl	0.69 NW
Johnson St	0.54 NE	Sibley Ave	0.60 SE
Kankakee Rd	0.26 SE	Smith St	0.31 SE
Kankakee Trl	0.90 NW	SOUTH Albert Ave	0.96 SW
Kenwood Ave	0.07 SE	SOUTH Bendix Dr	0.41 SE

Environmental FirstSearch
Street Name Report for Streets within 1 Mile(s) of Target Property

Target Property: 521 ECLIPSE PL
 SOUTH BEND IN 46628

JOB: SBI047
 PO 3048

Street Name	Dist/Dir	Street Name	Dist/Dir
La Porte Ave	0.81 NE	SOUTH Brookfield St	0.88 SE
Lawndale Ave	0.90 NE	SOUTH Carlisle St	0.77 SE
Lawrence St	0.96 NW	SOUTH Chestnut St	0.99 SE
Lawton St	0.20 SE	SOUTH Chicago St	0.70 SW
Lincolnway West	0.47 NE	SOUTH Falcon St	0.52 SW
Linden Ave	0.13 SE	SOUTH Gladstone St	0.93 SW
Liston St	0.78 SE	SOUTH Grant St	0.61 SE
Locke St	0.62 NW	SOUTH Illinois St	0.65 SW
Longley Ave	0.04 NE	SOUTH Iowa St	0.45 SW
N Adams St	0.77 NE	SOUTH Jackson St	0.92 SE
N Albert Ave	0.72 SW	SOUTH Kaley St	0.41 SE
N Bendix Dr	0.00 --	SOUTH Kenmore St	0.64 SW
N Brookfield St	0.60 NE	SOUTH Kentucky St	0.43 SW
N Burbank Ave	0.94 SW	SOUTH Lake St	0.48 SW
N Canterbury Dr	0.85 NW	SOUTH Liberty St	0.41 SE
N Carlisle St	0.41 SE	SOUTH Meade St	0.44 SE
N Chicago St	0.60 SW	SOUTH Olive St	0.46 SE
N Cove St	0.97 NW	SOUTH Pulaski St	0.96 SE
N Edison Ave	0.77 SW	SOUTH Sheridan St	0.76 SW
N Elmer St	0.36 NE	SOUTH Warren St	0.80 SE
N Falcon St	0.32 NW	SOUTH Wellington St	0.68 SW
N Gladstone St	0.83 SW	St Johns Way	0.67 NW
N Grant St	0.54 SE	Studebaker St	0.90 NE
N Illinois St	0.54 SW	Sunset Pl	0.79 SW
N Iowa St	0.27 NW	Surrey Ln	0.64 NW
N Jackson St	0.67 SE	Sussex Dr	0.81 NW
N Kaley St	0.13 SE	Terrace Ave	0.57 NW
N Kenmore St	0.38 NW	Van Buren St	0.84 NE
N Kentucky St	0.22 NW	Vassar Ave	0.54 NE
N Meade Rd	0.15 NE	Vermont Pl	0.99 SW
N Meade St	0.14 NE	Village Way	0.98 SW
N Olive St	0.29 NE	W Bulla St	0.91 NE
N Sheridan St	0.62 NW	W Colfax Ave	0.31 SE
N Walnut St	0.97 NE	W Grace St	0.85 SE
N Walton Ave	0.88 SW	W Green St	0.45 NW
N Wellington St	0.48 SW	W Huron St	0.78 SE
Napier St	0.59 SE	W Jefferson Blvd	0.51 SE
Newcome St	0.47 SE	W Linden Ave	0.88 SW
NORTH Adams St	0.77 NE	W Monroe St	0.73 SE
NORTH Albert Ave	0.72 SW	W Poland St	0.97 SE
NORTH Bendix Dr	0.00 --	W Washington St	0.13 SE
NORTH Brookfield St	0.60 NE	W Western Ave	0.66 SE
NORTH Burbank Ave	0.94 SW	Werwinski St	0.43 NE
NORTH Canterbury Dr	0.85 NW	WEST Bulla St	0.91 NE
NORTH Carlisle St	0.41 SE	WEST Colfax Ave	0.31 SE
NORTH Chicago St	0.60 SW	WEST Grace St	0.85 SE
NORTH Cove St	0.97 NW	WEST Green St	0.45 NW
NORTH Edison Ave	0.77 SW	WEST Huron St	0.78 SE

Environmental FirstSearch
Street Name Report for Streets within 1 Mile(s) of Target Property

Target Property: 521 ECLIPSE PL
SOUTH BEND IN 46628

JOB: SBI047
PO 3048

Street Name	Dist/Dir	Street Name	Dist/Dir
NORTH Elmer St	0.36 NE	WEST Jefferson Blvd	0.51 SE
NORTH Falcon St	0.32 NW	WEST Linden Ave	0.88 SW
NORTH Gladstone St	0.83 SW	WEST Monroe St	0.73 SE
NORTH Grant St	0.54 SE	WEST Poland St	0.97 SE
NORTH Illinois St	0.54 SW	WEST Washington St	0.13 SE
NORTH Iowa St	0.27 NW	WEST Western Ave	0.66 SE
NORTH Jackson St	0.67 SE	Westmoor St	0.14 NE
NORTH Kaley St	0.13 SE	Wilber St	0.79 NE
NORTH Kenmore St	0.38 NW	Windsor Pl	0.92 SW
NORTH Kentucky St	0.22 NW	Woodbine Way	0.76 NW
NORTH Meade Rd	0.15 NE	Woodland Ave	0.90 NW
NORTH Meade St	0.14 NE		

APPENDIX H

Regulatory Agency Correspondence



6330 E. 75th Street, Suite 176 • Indianapolis, IN 46250. (317) 558-0577 • (317) 558-0553 fax

Memorandum

Via Facsimile: 574-235-9779

2 pages

TO: St. Joseph County Emergency Preparedness Division

FROM: Janet Kresser

DATE: June 10, 2008

RE: Public Records Request
Hull Project #SBI047.400

Hull & Associates, Inc. (Hull) is performing a Phase 1 Environmental Site Assessment in St. Joseph County. Hull is requesting that you check the LEPC files or databases for environmental information on this property. Based on the results of your file search, we may request materials related to spills/releases that potentially affect the Property.

The property name and location:

521 Eclipse Place
South Bend, Indiana

I have attached a site location map for your convenience. If no records are found on this property, please respond via fax or letter stating so for our records. If you have any questions, please contact me at (317) 558-0577, or jkresser@hullinc.com. Thank you for your assistance.

Sincerely,

A handwritten signature in cursive script that reads "Janet Kresser".

Janet Kresser
Administrative Assistant
Hull & Associates, Inc.

Cc: Hull project file

TRANSMISSION VERIFICATION REPORT

TIME : 06/10/2008 11:44
NAME : DELTA/HULL
FAX : 3175580553
TEL : 3175580562
SER. # : 000M5J428970

DATE, TIME	06/10 11:43
FAX NO./NAME	15742359779
DURATION	00:01:07
PAGE(S)	02
RESULT	OK
MODE	STANDARD ECM

Hull

& associates, inc.

6330 E. 75th St., Suite 176 • Indianapolis, IN 46250 • (317) 558-0562 • (317) 558-0553 fax

FACSIMILE COVER SHEET

TO: South Bend Legal Dept. FIRM: _____
FAX NO: 574-235-9892 HULL PROJECT CODE: SBI047 & SBI 048
DATE 6/10/08 TIME: _____
RE: Public Information for 2 property locations in South Bend
Number of Pages (Including Cover Sheet) 3

THESE ARE TRANSMITTED:

- For Your Use As Requested For Approval
 For Review & Comment For Your Information

The original of this facsimile will will not be sent to the recipient.

Notes: Thank you for your assistance.
Should you have any questions, you can
reach me - phone - 317-558-0577 - e-mail -
jkresser@hullinc.com or fax 317-558-0553.

If no records are found for these property
addresses, please send us a letter stating so for
our records. Thank you, Janet Kresser

Copy To: _____ Sent By: _____
_____ Sent For: _____

If you have difficulty receiving this facsimile, please call (317) 558-0558 as soon as possible.

CAUTION

The information contained in this facsimile message is confidential and is intended solely for the use of the recipient named above. If the reader of this message is not the intended recipient, or the employee or agent responsible for delivering it to the intended recipient, you are hereby notified that any dissemination, distribution, or unauthorized use of this message is strictly prohibited. If you have received this message in error, please notify the sender by telephone and return the original facsimile to the sender at the above address via the United States Postal Service.

TRANSMISSION VERIFICATION REPORT

TIME : 06/10/2008 13:20
NAME : DELTA/HULL
FAX : 3175580553
TEL : 3175580562
SER.# : 000M5J428970

DATE, TIME	06/10 13:19
FAX NO./NAME	15742359092
DURATION	00:01:01
PAGE(S)	03
RESULT	OK
MODE	STANDARD
	ECM

1400 COUNTY-CITY BUILDING
227 W. JEFFERSON BOULEVARD
SOUTH BEND, INDIANA 46601-1830



PHONE 574/ 235-9241
FAX 574/ 235-9892
TDD 574/ 235-5567

CITY OF SOUTH BEND STEPHEN J. LUECKE, MAYOR

DEPARTMENT OF LAW

CHARLES S. LEONE
CITY ATTORNEY

June 11, 2008

ALADEAN M. DeROSE
CHIEF ASSISTANT CITY ATTORNEY

Ms. Janet Kresser
Hull & Associates, Inc.
6330 E. 75th Street, Ste 178
Indianapolis, IN 46250


Re: Two Public Records Requests

Dear Ms. Kresser:

I have received your public records requests. I have forwarded them to the Fire Department, Building Department and Water Works. The Fire Department will give you reports if there has been any Haz Mat runs and fire responses to those properties in the last ten years. The Building Department will provide copies of any building inspections of those two properties. Water Works will contact you if they have any reports of water pollution in the immediate surrounding area of the two addresses.

Each department will contact you individually and will advise you of the fees for the reports.

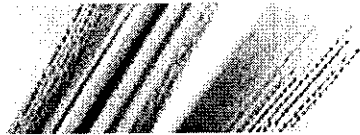
Very truly yours,


Thomas L. Bodnar
Assistant City Attorney

TLB/cw
cc: Chief Rodriguez
Dave Tungate
Building Department

Login

INDIANA
DEPARTMENT OF
ENVIRONMENTAL
MANAGEMENT



Home Document Search Facility Search Enhanced Search

Document #:

Facility Search

Welcome to IDEM's online "Virtual File Cabinet" or "VFC". The VFC contains the public records for many of IDEM's program areas. New records are added daily, so please check the site frequently. The entire catalog of IDEM public records will be available by June 2009. The VFC features a simple, fill-in-the-blanks interface, much like any basic search engine. You can choose to search by various categories including facility information, document information or by using the enhanced search feature. The results can then be sorted for easy location of the records.

Facility Search Information :

- * "Primary Name" is the name of the company, organization, or place under which the records were filed.
- * "Location Address" is the street address of the company, organization, or place that under which the records were filed.
- * "City Name" is the city the company, organization, or place is located within and under which the records were filed.
- * "County Name", much like city name, is the county the company, organization, or place is located within and under which the records were filed.
- * "Postal Code" is the postal ZIP code under which the records for the company, organization, or place were filed.

It is not necessary to full-in all of the search blanks. You can simply do a search for a company in the Facilities Search, and then view all of the results to find the best match. Filling in more information allows for a more refined search.

You will need to have a PDF viewer, like [Adobe Acrobat Reader](#), and the [Java Run-time Environment](#) installed on your computer to view these files. Links are also provided under the link "Support Information."

Step 1: Enter search specifications below and click Search to view matching facilities and correspondences.

Primary Name:

Location Address:

City Name:

County Name:

Postal Code:

No items found!

Janet Kresser

From: David Tungate [DTUNGATE@southbendin.gov]
Sent: Wednesday, June 11, 2008 11:37 AM
To: Janet Kresser
Subject: FOIA requests

Janet-

I have received the FOIA requests concerning 521 Eclipse and 730-739 Michigan Street.

I have no records of any pollution at 521 Eclipse. However, I believe that the Bendix Corporation is involved in remediation in the Kennedy Park area.
I also have no record of any contamination in the 730 - 736 S. Michigan Street area.

Please contact me with any further questions on the above information,

Dave

David Tungate
South Bend Water Works
Deputy Water Works Director
830 North Michigan Street
South Bend, IN 46601
(574)235-5922
(574)235-5595 fax

Janet Kresser

From: David Tungate [DTUNGATE@southbendin.gov]
Sent: Wednesday, June 11, 2008 11:37 AM
To: Janet Kresser
Subject: FOIA requests

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Dave

David Tungate
South Bend Water Works
Deputy Water Works Director
830 North Michigan Street
South Bend, IN 46601
(574)235-5922
(574)235-5595 fax

ST. JOSEPH COUNTY/ SOUTH BEND BUILDING DEPARTMENT
125 SOUTH LAFAYETTE BLVD., SUITE 100
SOUTH BEND, INDIANA 46601
574-235-9554
FAX: 574-235-5541

MEMORANDUM

DATE: June 12, 2008

TO: Janet Kresser
Hull & Associates, Inc.

FROM: Becky Neese *Becky*
Assistant Director - Administrative Services

SUBJECT: Request for Public Access

We have only one permit for 730-736 S. Michigan Street and that was to get an electric meter reconnected.

After searching for 521 Eclipse Place, I could not find any such address.

If you have any questions, please feel free to contact me.

APPENDIX I

Résumés of Environmental Professionals

Douglas G. Stuart, CHMM

Senior Project Manager

Douglas Stuart is a Certified Hazardous Materials Manager and has been involved with site assessment, risk evaluation, closure, and remediation projects at several hundred UST properties. During his employment at Hull, Douglas was employed as an in-house consultant on contract to a major North American petroleum retailer, where he managed corrective action projects at retail UST and oil terminal properties to balance cost, remediation, and reputation goals. He currently manages projects pursuant to Indiana's Risk Integrated System of Closure, Indiana's Brownfield Program, and Indiana's Leaking Underground Storage Tank program, and has also conducted projects in accordance with Ohio's Voluntary Action Program, U.S. EPA RCRA, and ASTM Standard E 1527-05 (AAI Phase I Environmental Site Assessments). Douglas also serves as co-chair of the Technical Committee of the National Brownfields Association's Indiana Chapter, reporting to the Executive Committee.

education	Bachelor of Science, Natural Resource Development, The Ohio State University, 1992 Master of Science, Environmental Science, The Ohio State University including a thesis titled "Sorption and Biodegradation of Atrazine Under Sulfide-Amended and Non-Sulfide-Amended Conditions", 1995
professional work history	Senior Project Manager, Business Manager (Indianapolis, IN), Hull & Associates, Inc.: 2005-present. Project Manager, Office Manager (Indianapolis, IN), Hull & Associates, Inc.: 2002 – 2005 Contract Professional, BP Products North America: 2000 –2002 Scientist, Hull & Associates, Inc.: 1996 –2000 Graduate Research Associate, The Ohio State University: 1992 –1995 Graduate Teaching Associate, The Ohio State University: 1992 –1995 Undergraduate Research Assistant, The Ohio State University: 1990 –1992
professional affiliations	Institute of Hazardous Materials Management National Ground Water Association National Brownfield Association Indiana Society of Hazardous Materials Managers
training and seminars	Certified Hazardous Materials Manager (March 2004) OSHA 1910.120, 40-Hour Hazardous Materials Safety Course (Fall 1996) OSHA 1910.120, Eight-Hour Refresher Course (April 2005) Conference on Petroleum Hydrocarbons and Organic Chemicals in Ground Water (1997) Application of Health Risk Assessment for Environmental Decision Making (1999)
professional experience	Contract Environmental Business Manager <ul style="list-style-type: none">Supervise assessment, risk evaluation, corrective action, and closure at over 120 retail petroleum underground storage tank properties with emphasis on balancing cost, remediation goals, and reputation. Responsibilities include interaction with regulators, legal community, and local stakeholders to gain acceptance of property life-cycle management strategies; and engaging consultants and subcontractors to understand and practice health, safety, and environmental expectations. Participated on integration and transition team formed to align three major oil companies for consistent reputation processes and metrics. Site Assessment and Emergency Response <ul style="list-style-type: none">Installed soil borings and collected soil and ground water samples to evaluate the distribution of a spilled solvent at a chemical storage facility. Supervised the installation of soil vapor extraction wells, and assisted in the installation of a soil vapor extraction system.

Douglas G. Stuart, CHMM

Senior Project Manager

professional
experience cont.

Hydrogeologic Investigation

- Supervised the installation of soil borings/monitoring wells, collected soil and groundwater samples, and conducted slug tests for an Ohio Voluntary Action Program Phase II Property Assessment at an aluminum smelting plant.

Contaminant Fate and Transport

- Modified an existing High-Performance Liquid Chromatography procedure to evaluate biodegradation and sorption of a widely-used herbicide in saturated soils under differing oxidation-reduction states.

Phase I Property Assessment

- Researched a comprehensive site history; contacted regulatory agencies; performed a property walkover and interviewed past and present employees; reviewed aerial photographs, real estate records, and environmental database reports; and prepared a Phase I investigation report for a metal plating and lighting manufacturing facility in operation for over 50 years.
- Researched previous land use; contacted regulatory agencies; performed a property walkover and interviewed present employees; reviewed aerial photographs, real estate records, and environmental database reports; and prepared a Phase I investigation report for a metal processing facility.
- Contacted regulatory agencies; reviewed aerial photographs, real estate records, and environmental database reports; performed site walkover; and completed a Phase I investigation report for a property adjacent to an operating gasoline service station in anticipation of a property transfer.
- Contacted regulatory agencies; reviewed real estate records and environmental database reports; and assisted in the completion of a Phase I investigation report for a soap manufacturing facility. Supervised the installation of soil borings and collected soil and ground water samples as part of a Phase II Property Assessment.

Hydrogeologic Investigations at Underground Storage Tank Sites

- Performed numerous hydrogeologic investigations at UST sites to define the extent of petroleum hydrocarbons in soil and ground water. Specific tasks have included cost estimate and work plan preparation, field supervision of drilling, and soil sampling. Field supervised ground-water sampling, evaluated chemical analyses, prepared reports, and made recommendations based upon investigative results.

RCRA Investigation/Closure

- Completed a Phase II Investigation at a former wiring harness manufacturing facility. Supervised the installation of soil borings and the collection of soil and ground-water samples to evaluate the distribution of organic solvents in the vicinity of a former drum storage area. Supervised the excavation and proper disposal of a large volume of impacted soils, and the placement of clean backfill material, to achieve closure in preparation for a property transfer.

Hydrogeologic Investigation/Redevelopment of Commercial & Industrial Property

- Completed a Phase II Investigation at a set of dry cleaning/gasoline station/automotive service parcels. Supervised the installation of soil borings and the collection of soil and ground-water samples to evaluate the distribution of organic solvents, metals, and petroleum hydrocarbons. Supervised the excavation and proper disposal of impacted soils, and the placement of clean backfill material, to support redevelopment of the parcels into a Fire Station facility. Managed the generation of bid documents for remedial activities, preparation of a Storm Water Pollution Prevention Plan, coordination of environmental excavations and geotechnical pre-construction site preparation, and the design of a sub-slab venting system to preclude the potential intrusion of vapors into interior spaces.