

**PHASE I ENVIRONMENTAL
SITE ASSESSMENT**

**FOR THE:
NORFOLK SOUTHERN RAILROAD AND
ECKLER-LAHEY PROPERTIES
SOUTH BEND, INDIANA 46601**

**PREPARED FOR:
CITY OF SOUTH BEND
REDEVELOPMENT COMMISSION
227 WEST JEFFERSON BOULEVARD
SOUTH BEND, INDIANA 46601**

JANUARY 2007

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1.0 INTRODUCTION

1.1 General

In October of 2006, the City of South Bend (Client) authorized Hull & Associates, Inc. (Hull) to proceed with a Phase I Environmental Site Assessment Update (Phase I ESA Update) of parcels comprising the combined Norfolk Southern Railroad and Eckler-Lahey properties located south of the City of South Bend property (formerly owned by Allied Products Corp.) known as Area A, southeast of the Underground Pipe & Valve property, north of the Norfolk Southern Railroad right-of-way, east of Kendall Street and west of Franklin Street. Specifically, the parcel numbers making up the combined Norfolk Southern Railroad and Eckler-Lahey properties include 18-8021-084905 and 18-8006-0338. Collectively, these properties are herein referred to as the "Site." The location of the Site is shown on Figure 1 and photographs of the Site are included in Appendix A.

The project was executed under Hull project number SBI037, and was conducted by Hull during the period from October through November 2006. The project was conducted pursuant to an October 11, 2006 Scope of Work (Hull Document # SBI037.200.0001 - included in Appendix B). This Phase I ESA was conducted consistent with the American Society of Testing and Materials (ASTM) E 1527-05. A review of reasonably available information about the Site is summarized in Sections 2.0 through 5.0, and a Site reconnaissance is discussed in Section 6.0.

1.2 Purpose

Hull conducted this assessment to evaluate the presence of RECs¹ associated with the Site by completing an update of a prior draft Phase I ESA conducted at the Site (previous Phase I efforts were completed in March 2004; however, access was not provided to conduct a Site walkover such that the Scope of Work could be sufficiently completed). This assessment

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.

update 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.

1.3 Site Description and Legal Reference

The general location of the Site is south of the City of South Bend "Area A" property (formerly owned by Allied Products Corp.), southeast of the Underground Pipe & Valve property, north of the Norfolk Southern Railroad right-of-way, east of Kendall Street and west of Franklin Street, St. Joseph County, Indiana. The Site consists of all or portions of two parcels totaling approximately 7.35 acres. The parcels are currently developed as industrial facilities or are vacant. A more detailed description of each property is included in Section 6.0. The Site location map is shown in Figure 1.

The following table shows the current address, parcel number, current owner, acreage and development of each property (or portion of property) included in this assessment. This information was obtained from the Michiana Area Geographic Information System Website (<http://www.macoggis.com/>).

**TABLE 1
NORFOLK SOUTHERN AND ECKLER-LAHEY PROPERTY
TOTAL PARCEL DESCRIPTION**

PROPERTY ADDRESS	PARCEL NUMBER	MOISTURE TRANSFER	CURRENT OWNER	ACREAGE	PROPERTY TYPE
1406 S. Franklin St.	18-8006-0338	2/24/1986	Nemeth Peter J. & Peter H. Mullen	0.54	Heavy industrial
No Street Address	18-8021-084905	7/20/1964	New Jersey IND and ILL RR	6.81	Heavy industrial

A copy of the current legal descriptions for the Site was available at the St. Joseph County Auditor's Office and is included in Appendix C-I.

2.0 HISTORICAL REVIEW

2.1 Ownership

The current owners of the properties are listed in Table 1. Historic property ownership is shown below in Table 2 and copies of the deeds for the Site are included in Appendix C-II.

2.2 Site Usage

The historical use of the Site was determined by reviewing such records as building permits, zoning information, utility information, Sanborn maps and aerial photographs. A description of the current Site usage is presented in Section 6.1.1.

TABLE 2
NORFOLK SOUTHERN AND ECKLER-LAHEY PROPERTY
PROPERTY TRANSFERS

Date of Transfer	Grantor	Grantee
Parcel Number 18-8006-0338; 1406 South Franklin St.		
2/24/86	James H. Lahey	Peter J. Nemeth and Peter H. Mullen
Parcel Number 18-8021-084905; No Address		
7/20/64	Studebaker Corporation	New Jersey, Indiana, and Illinois Railroad Company

2.2.1 Zoning Information and Building Permits

The St. Joseph County Planning Office indicated that the Site is zoned heavy industrial. Properties east, west, and north of the Site are also zoned heavy industrial, properties south of the Site are zoned light industrial and commercial. Land use maps for the surrounding area are included in Appendix C-III.

Hull personnel contacted the building department to obtain building permits that may be available for the Site. No current or historic building permits are on file for the Site.

2.2.2 Utility Information

Hull personnel contacted utility providers for the Site area. Sewer line maps and water line maps were obtained from the City of South Bend on February 3, 2004. A 6-in. water line runs along the south border of the Site. A second 6-in. water line runs parallel, located 80 feet north

of the Site. The two 6-in. water lines are connected by two 6-in. and one 8-in. water lines running north and south intermittently, as shown on Figure 2 and in Appendix C-IV. No sewer lines are shown entering the Site on the plan provided by the City of South Bend Department of Public Works.

Based on Site reconnaissance and interviews, neither of the parcels have utilities located on them. However, Mr. Peter H. Mullen, owner of Eckler-Lahey Lumber, indicated that the high-tension electric wires do cross his property but that no poles or towers are located on the property itself.

2.2.3 Aerial Photograph Interpretation

Photocopies of aerial photographs were received from the St. Joseph County Agricultural Stabilization and Conservation Service County Office, the St. Joseph County Archives Office, the County of St. Joseph Planning Office and the County of St. Joseph Auditor's Office for the years 1929, 1947, 1961, 1966, 1971, 1980, 1986, 1988, 1993, and 2005. The aerial photographs were reviewed to determine past land usage of the Site and adjacent properties. Copies of the aerial photographs are included in Appendix D. Descriptions of the photographs are as follows:

<u>Date</u>	<u>Interpretation Description</u>
1929	The building layout of the property to the north of the Site is similar to what was observed on the most recent aerial photograph. The foundry building (currently Underground Pipe & Valve) is located on the southwest portion of the property north of the Site. Based on the quality and angle of the photograph, further details cannot be discerned.
1947	The layout of the buildings appears similar to the 1929 aerial photograph. Air emissions can be seen coming from the former foundry building (Building 85) of the property to the north of the Site. The remaining features of the 1947 aerial photograph appear similar to the 1929 aerial photograph.
1961	The building layout of the property to the north of the Site appears similar to the 1948 aerial photograph. Air emissions can be seen coming from the former foundry building (Building 85). What appear to be numerous piles of debris are visible on the southern portion of the property to the north of the Site. The Norfolk Southern portion of the Site appears to be covered with tracks and/or railcars. Based on the quality of the photograph, the condition of the Eckler-Lahey property cannot be discerned.

<u>Date</u>	<u>Interpretation Description</u>
1966	The building layout of the property to the north of the Site appears similar. What appear to be numerous piles of debris are visible on the southern portion of the property to the north of the Site. The Norfolk Southern portion of the Site appears to be covered with tracks and/or railcars. What appears to be the same building that is currently present on the Eckler-Lahey parcel is apparent. Portions of the rest of the parcel appear to be in use as parking areas. No significant changes in the use of the surrounding properties are apparent in this photograph.
1971	What appear to be numerous piles of debris are visible on the southern portion of the property to the north of the Site. The Norfolk Southern portion of the Site is covered over the majority of its area with tracks and/or railcars. What appears to be the same building that is currently present on the Eckler-Lahey parcel is still apparent. Portions of the rest of the parcel appear to be in use as parking areas. No significant changes in the use of the surrounding properties are apparent in this photograph.
1980	The quality of the 1980 aerial photograph is poor, making details of the aerial photograph difficult to discern. The details of the 1980 aerial photograph appear similar to the 1971 aerial photograph.
1986	The details of the 1986 aerial photograph appear similar to the 1971 aerial photograph.
1988	The details of the 1988 aerial photograph appear similar to the 1980 aerial photograph.
1993	The details of the 1993 aerial photograph appear similar to the 1986 aerial photograph. The southern portion of the property north of the Site appears to have fewer piles of apparent debris on it. The Norfolk Southern property appears to have fewer tracks present but they are still in use. The Eckler-Lahey property appears the same.
2005	The Site appears to be developed with two buildings, the first being on the Eckler-Lahey portion of the Site and the second being on the Norfolk Southern portion of the Site. Several debris piles appear on the Eckler-Lahey portion of the Site and several rail spurs appear on the Norfolk Southern portion of the Site.

2.2.4 Sanborn Fire Insurance Maps

Environmental Data Resources, Inc. (EDR) conducted a Sanborn fire insurance map search in January 2004. Fire insurance maps were available for the Site from the years 1917, 1949, and 1980. Copies of the maps are included in Appendix E. Descriptions of each map are as follows:

<u>Date</u>	<u>Interpretation Description</u>
1917	The 1917 Sanborn Map indicates the Site is developed as a lumberyard owned by the H. Eckler Lumber and Manufacturing Company. Numerous lumber piles and rails are located on the Site. Rail lines border the Site to the south, cross the northwest corner of the Site, and run from the southwest corner through the north border of the Site. One building labeled as H. Eckler Cement Block Factory is located on the east corner of the Site. Surrounding properties include residences and the Russ Company Manufacturing of Bluing and Pancake Flour to the south, H. Eckler Lumber and Manufacturing Company to the east across Franklin Street, and the Studebaker Corporation to the north. The 1917 Sanborn Map does not show the western border of the Site.
1949	The 1949 Sanborn Map indicates that the rail lines running from the southwest corner of the Site to the northern border consist of five main rail lines. The lumber piles noted in the 1917 Sanborn Map are not present in the 1949 Sanborn Map. The South Bend Iron and Metal Company is located to the south of the Site in place of the Russ Company. An additional building is located on the east side of the Site, along with a material shed.
1980	Additions have been made to the east end of the Site as a Labor Shed and smaller material shed are now on the property. No other changes were noted since the 1949 Sanborn Map.

2.2.5 Historical Topographic Maps

A search for historical topographic maps was conducted by *EDR*. Hull received topographic maps for the years 1958, 1969, 1980 and 1986 from *EDR* for review. A copy of each topographic map is included in Appendix F. A discussion of each topographic map follows:

<u>Date</u>	<u>Interpretation Description</u>
1958	The 1958 topographic map shows the area as a rail yard with a 729-ft. elevation contour line shown to the north of the Site. Properties north of the Site are shown to be developed; however, the map does not show the individual buildings located on the Site.
1969	The 1969 topographic map shows the area as described in the 1958 topographic map. Properties north of the Site are shown with Buildings 83, 82, 85, 86, 79, 80, 93, 96, 72, and the Engineering Building.
1980	Features of the 1980 topographic map are similar to features described in the 1969 topographic map.
1986	A storage building located on the southwest portion of the current South Bend Lathe property is shown on the 1986 topographic map. Two additional buildings are shown south of the current Underground Pipe & Valve property, south of Cotter Street. The remaining features of the

1986 topographic map are similar to the features described in the 1969 topographic map.

2.2.6 City Directory Review

A review of Polk City Directories was conducted by *EDR* and *FirstSearch* on February 11, 2004 and November 9, 2006, respectively. City Directories were reviewed for the following years: 1947, 1954, 1964, 1973, 1983, 1993, 2002 and 2004. The Norfolk Southern property is not associated with a mailing address; therefore, it could not be researched. However, adjoining properties to the Eckler-Lahey property were researched. The address for the Eckler-Lahey property is not listed from 1947 to 1964 in the Polk City Directory. Table 3 shows the results of the search for the Site and adjoining properties that are not discussed in the narrative above.

TABLE 3

ECKLER-LAHEY PROPERTY CITY DIRECTORY SUMMARY

Address	Occupant
1947	
1401 South Franklin	Eckler's Lumber & Coal Co (Yard)
1402 South Franklin	Eckler's Lumber & Coal Co
1406 South Franklin	Not Listed
1401 South Franklin	Eckler's Lumber & Mfg Co (Storage)
1402 South Franklin	Eckler's Lumber & Mfg Co
1406 South Franklin	Not Listed
1401 South Franklin	Eckler's Lumber & Mfg Co (Storage)
1402 South Franklin	Eckler's Lumber & Mfg Co
1406 South Franklin	Not Listed
1401 South Franklin	Eckler-Lahey Lumber (Storage)
1406 South Franklin	Eckler-Lahey Lumber
1401 South Franklin	Eckler-Lahey Lumber (Storage)
1406 South Franklin	Eckler-Lahey Lumber
1401 South Franklin	Eckler-Lahey Lumber (Storage)
1406 South Franklin	Eckler-Lahey Lumber
1406 South Franklin	Eckler-Lahey Lumber
1406 South Franklin	Meyer's True Value Hardware
1406 South Franklin	Nemeth-Mullen Interests

Address	Occupant
2004	
1140 Franklin St.	Wil Tel Communications
1406 S. Franklin St.	No listing
1519 Franklin St.	South Bend Waste Paper Co recycling centers
1619 Franklin St.	No Current Listing
1627 Franklin St.	Residential
1634 Franklin St.	Dudeck Roofing & Sheet Metal roofing contractors

3.0 CLIENT-PROVIDED INFORMATION

3.1 Environmental Liens

The Client communicated to Hull that it was not aware of any known environmental liens associated with the Site.

3.2 Specialized Knowledge

The Client reported to Hull no relevant specialized knowledge or experience material to RECs in connection with the Site. The Client did provide access to the environmental records maintained by the Client for the Site. Documents reviewed are referenced in the applicable sections of this report.

3.3 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.

3.4 Owner and Occupant Information

The Client's personnel indicated that the Site is owned by Peter J. Nemeth, Peter H. Mullen and the New Jersey, Indiana, and Illinois Railroad Company. Mr. Mullen stated that a portion of the Site is leased for storage and the remaining portions are not being used. Hull also interviewed Mr. Roger Morris, former employee of Norfolk Southern Railroad at the Site from 1963 through 1985; and Mr. Mullen as part of this Phase I ESA. Pertinent information from the interviews is included where applicable throughout this report.

3.5 Reason for Performing Phase I ESA

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

3.6 Other

No other relevant information regarding RECs in connection with the Site was reported to Hull by the Client.

4.0 PHYSICAL SETTING

4.1 General

Several sources were accessed to acquire information on the geologic, hydrologic, hydrogeologic, and topographic characteristics of the Site and surrounding area. A listing of the resources referenced below is provided in Section 11.0.

4.2 Water Well Log Information

The Indiana Department of Natural Resources (IDNR) Website (http://www.in.gov/dnr/water/ground_water/well_database) was visited for information on private wells located in the area of the Site on January 29, 2004. The Website includes a database list of private wells that can be located by township, range and section. Private water wells that were viewed on the Website and confirmed to be located within approximately one-half-mile of the Site are described below. Additional wells may be located within one-half-mile of the Site that could not be located due to incomplete address information; furthermore, some wells may not have been reported.

(Locs. of Water Wells Within 0.5 Mile of Site)		
Date (Property Owner)	Depth	Borehole
January 1, 1921 (City of South Bend)	100'	0-70' Sand & Gravel; 7-89' Clay; 89-100' Fine Sand; 100' Shale.
January 1, 1910 (Studebaker Corp.)	101'	0-28' Gravel; 28-47' Gravel; 47-68' Sand and Gravel; 68-72' Sand; 72-73' Clay and Stones; 73-88' Clay; 88-91' Sand; 91-94' Hardpan; 94-101' Lower Mississippi Blue Shale.
December 9, 1948 (Studebaker Corp.)	68'	No lithology given.
October 29, 1948 (Studebaker Corp.)	81'	No lithology given.

Copies of available water well logs are provided in Appendix G-I.

4.3 Oil and Gas Well Log Information

The Petroleum Database Management System Website (<http://igs.indiana.edu/pdms/index.cfm>) was visited for information on private wells located in the area of the Site on January 12, 2007. No oil and gas wells are located within a one-half-mile radius of the Site. Other private and

public oil and/or gas wells may be present within the search radius but may not have been identified due to inaccurate well descriptions or unreported oil and/or gas wells.

4.4 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 ranges from approximately 835 feet above mean sea level to approximately 785 feet with a general slope to the south. 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 and 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 north-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.

Well logs that completely penetrate the aquifer indicate that the lower boundary of the aquifer system is hard grey silty clay. Based upon review of available information, there are no faults beneath, or within the vicinity of the Site.

A copy of the St. Joseph County soil survey, prepared by the US Department of Agricultural was reviewed for this Phase I ESA. The soils map indicates that Alluvial land, Oshtemo sandy loam, Gravel pits, Made land, Hillsdale sandy loam, Hillsdale complex, and Tyner loamy sand are the predominant soil types at the Site. In general, these soil types have moderate to high organic content and moderate to rapid permeability.

5.0 ENVIRONMENTAL RECORDS REVIEW

5.1 Federal and State 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 every 90 days. As a result, facilities that were recently added to the list, and therefore not identified by *FirstSearch*, may exist within the specified search distance. A copy of the report by *FirstSearch* is included in Appendix I.

5.1.1 United States Environmental Protection Agency (U.S. EPA)

The *FirstSearch* report reviewed the U.S. EPA databases listed below and identified the number of facilities listed. Detailed descriptions of each database listed can be found in the *FirstSearch* report in Appendix I.

SUMMARY OF FEDERAL AGENCY/DATABASE FINDINGS				
Regulatory Database	Date of Last Agency Update	Minimum Search Distance	Site Listed?	Number of Facilities Listed
National Priority List (NPL)	August 8, 2006	1 mile	No	0
Delisted NPL	August 8, 2006	0.5 mile	No	0
Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) list	September 11, 2006	0.5 mile	No	1
CERCLIS No Further Remedial Action Planned (NFRAP) list	September 11, 2006	0.5 mile	No	0
Resource Conservation and Recovery Act (RCRA) Corrective Action facilities (CORRACTS)	April 16, 2006	1 mile	No	2
RCRA non-CORRACTS Treatment, Storage and Disposal (TSD) facilities list	April 16, 2006	0.5 mile	No	0
RCRA Hazardous Waste Generators list	April 16, 2006	Site & adjacent properties	No	5
Emergency Response Notification System (ERNS) list	December 31, 2005	Site	No	NA

FirstSearch has verified that it updates its database every 90 days.

The Site was not identified on any of the databases reviewed. The facilities listed above and their potential to impact the Site are further discussed in the following sections.

5.1.2 NPL Facilities

No NPL facilities were identified within 1 mile of the Site.

5.1.3 Delisted NPL Facilities

No NPL facilities were identified within 1 mile of the Site.

5.1.3.1 CERCLIS List Facilities

The *FirstSearch* report identified the following CERCLIS list facilities within 0.5 mile of the Site:

SUMMARY OF CERCLIS/NFRAP FACILITIES			
Facility Name and Address	Location Relative to Site	Reason for CERCLIS Listing	Status
South Bend Stamping 601 West Broadway Street South Bend, Indiana, 46601	NE	Abandoned Auto Facility	Not Proposed

South Bend Stamping is located approximately 0.10-mile northeast of the Site. The *FirstSearch* report lists the facility as being cleaned up. As discussed in Section 3.5 the likely flow of groundwater is to the north-northeast, away from the Site. Therefore, the South Bend Stamping facility is located in an area in which it is not likely to negatively affect the Site.

5.1.3.2 CERCLIS NFRAP Facilities

No CERCLIS NFRAP facilities were identified within 0.5 mile of the Site.

5.1.3.3 RCRA CORRACTS Facilities

The *FirstSearch* report identified the following RCRA CORRACTS facilities within 1 mile of the Site:

SUMMARY OF RCRA CORRACTS FACILITIES		
Facility Name and Address	Location Relative to Site	Status
MEI-IN 604 South Scott Street South Bend, Indiana, 46601	NW	Subject to Corrective Action
Ashland Distribution Co. 1817 West Indiana Avenue South Bend, Indiana, 46613	SW	Subject to Corrective Action

MEI-IN₁, located approximately 0.66-mile northwest of the Site₁, is subject to corrective actions. As discussed in Section 3.5₁, the likely flow of groundwater is to the north-northeast, away from the Site. Therefore, the MEI-IN facility is located in an area in which it is not likely to negatively affect the Site.

Ashland Distribution Co.₁, located approximately 1-mile southwest of the Site₁, is subject to corrective actions. Based on anticipated local groundwater flow direction (N-NE), this

facility is located upgradient from the Site. However, its distance from the Site renders it unlikely to impact the Site

5.1.3.4 RCRA non-CORRACTS TSD Facilities

No RCRA non-CORRACTS TSD facilities were identified within 0.5 mile of the Site.

5.1.3.5 RCRA Hazardous Waste Generators List

The *FirstSearch* report identified the following RCRA Hazardous Waste Generators within 0.25 mile of the Site:

SUMMARY OF RCRA HAZARDOUS WASTE GENERATORS		
Facility Name and Address	Location (relative to Site)	Status
South Bend Stamping 601 West Broadway Street South Bend, Indiana, 46601	NE	Violations Reported - Resolved
Sherman Cleaners 702 West Indiana South Bend, Indiana 46613	SW	No Violations Reported
Keener Printing 411 West Indiana Avenue South Bend, Indiana 46613	SE	No Violations Reported
Ziolkowski Construction 1319 South Lafayette Blvd South Bend, Indiana 46601	NE	Violations Reported - Resolved
The Ridge Co. 1601 South Lafayette Street South Bend, Indiana 46613	SE	No Violations Reported

The facilities listed above either have had no violations or have had violations that have been resolved. Therefore they are not likely to negatively affect the Site.

5.1.3.6 ERNS List

The Site was not identified on the ERNS list.

5.1.4 State Regulatory Databases

The *FirstSearch* report reviewed the state databases listed below and identified the facilities listed. Detailed descriptions of each database listed can be found in the *FirstSearch* report in Appendix I.

SUMMARY OF STATE AGENCY DATABASE FINDINGS				
Regulatory Database	Date of Last Agency Update	Minimum Search Distance	Site Listed?	Number of Facilities Listed
Indiana Master Sites List (MSL)	May 30, 2006	1 mile	No	2
Indiana Spills List (Spills)	March 1, 2006	0.25 mile	No	1
Indiana Licensed Solid Waste Facilities	October 2, 2006	0.5 mile	No	0
Indiana Leaking Underground Storage Tanks (LUST)	September 26, 2006	0.5 mile	No	12
Indiana Registered Underground Storage Tanks (UST)	June 14, 2006	Site & adjacent properties	No	4
Indiana Registered Aboveground Storage Tanks (AST)	June 14, 2006	Site & adjacent properties	No	4
Indiana Brownfields Facilities	September 1, 2006	Site & adjacent properties	No	0

FirstSearch has verified that it updates its database every 90 days.

The Site was not identified on any of the databases reviewed.

5.1.4.1 State Hazardous Waste Sites

State hazardous waste sites in Indiana are maintained by the Indiana Department of Environmental Management (IDEM). The *FirstSearch* report identified the following state hazardous waste sites within 1 mile of the Site:

SUMMARY OF STATE LICENSED SOLID WASTE SITES			
Facility Name and Address	Location Relative to Site	Types of Hazardous Waste Identified	Status
Allied Products 601 West Broadway South Bend, IN 46601	NE	None Listed	Voluntary Remediation Program
Avanti Industrial 765 S. Lafayette Road South Bend, IN 46618	NE	Solvents	Ongoing Remedial Actions

The facilities listed above are located in positions downgradient, where they are not likely to negatively affect the Site.

5.1.4.2 State Solid Waste Landfill Sites

State licensed solid waste landfill facilities in the State of Ohio are maintained on the Indiana Licensed Solid Waste Facilities database. No Indiana Licensed Solid Waste Facilities were identified within 0.5 mile of the Site.

5.1.4.3 LUSTs

The *FirstSearch* report identified the following LUST facilities within 0.5 mile of the Site:

SUMMARY OF LUSTs		
Property Name and Address	Location Relative to Site	Status
Allied Products 601 West Broadway South Bend, Indiana 46601	NE	No Further Action letter issued
Allied Products 601 West Broadway South Bend, Indiana 46601	NE	No Further Action letter issued
Eckler Lahey Lumber Company 1406 South Franklin Street South Bend, Indiana 46613	NE	Discontinued
Alcon Building Products 1702 South Franklin Street South Bend, Indiana 46613	SE	No Further Action letter issued
LOT 10 Studebaker Corridor 1424 South Lafayette Street South Bend, Indiana 46613	SE	Permanently Out of Service

SUMMARY OF LUSTS		
Property Name (incl. Address)	Property Name (incl. Address)	Property Name (incl. Address)
Old Fort Building Supply 1401 South Main Street South Bend, Indiana 46613	NE	Discontinued
Jerry SU Service, Inc. 1130 South Main Street South Bend, Indiana, 46618	NE	Active
Jerry SU Service, Inc. 1130 South Main Street South Bend, Indiana, 46618	NE	No Further Action letter issued
American Hi-Lift (vacant) 828 Kerr Street South Bend, Indiana 46601	NW	No Further Action letter issued
Municipal Services Facility 701 West Sample Street South Bend, Indiana 46625	NW	No Further Action letter issued
South Michigan U Haul Center (vacant) 1120 South Main Street South Bend, Indiana 46601	NE	No Further Action letter issued
Raitt Corporation 815 West Sample Street South Bend, Indiana 46625	NW	No Further Action letter issued

Of the above listed LUST facilities, eight have been issued No Further Action letters and three have either corrective actions initiated or unknown owners. The facilities with No Further Action letters have likely undergone corrective actions and are not likely to negatively affect the Site. Of the four active LUST facilities, two are located greater than 0.25 mile from the Site, one is located cross-gradient of the Site with respect to the likely direction of surface water and groundwater flow and one reportedly submitted a closure report in 1994. Therefore, the active LUST facilities are located in positions where they are unlikely to negatively affect the Site.

5.1.4.4 Registered USTs

The *FirstSearch* report identified the following registered UST facilities within 0.25 mile of the Site:

SUMMARY OF FACILITIES/REGULATED FACILITIES			
Facility Name and Address	Location Relative to Site	Number and Capacity of Registered USTs	Status
Eckler Lahey Lumber Company 1406 S. Franklin Street South Bend, IN 46613	NE	One 500-gallon One- 2,000gallon One-unknown size	Out of service
Allied Products 601 West Broadway South Bend, IN 46601	NE	One 10,000-gallon One 5,000-gallon One 2,500-gallon	Out of service
Alcon Building Products 1702 S. Franklin Street South Bend, IN 46613	SE	One 12,000-gallon One 6,000-gallon One 275-gallon	Out of service, unregulated
LOT 10 Studebaker Corridor 1424 S. Lafayette Street South Bend, IN 46613	SE	One-unknown size	Out of service

Of the above listed UST facilities, two are located greater downgradient from the Site and two are located cross-gradient of the Site with respect to the likely direction of surface water and groundwater flow and are therefore unlikely to negatively affect the Site.

5.1.4.5 Registered ASTs

No registered AST facilities were identified within 0.25 mile of the Site.

5.1.4.6 State Brownfields Facilities

No state brownfields facilities were identified within 0.25 mile of the Site.

5.2 Local Environmental Records

5.2.1 Local Fire Department

On November 21, 2006, Assistant Chief Howard Buchanon of the City of South Bend Fire Department was contacted to obtain information regarding fires, unauthorized discharges, spills, or any incidence involving toxic or hazardous materials associated with the Site. Assistant Chief Buchanon responded that a UST containing either gasoline or diesel was removed from the Eckler property by Warner and Sons on February 9, 1994. However, based on other information reviewed as part of this ESA, it is believed that this UST was actually removed from an Eckler-Lahey parcel east of the Site (i.e., across Franklin Street). A copy of the FOIA request is located in Appendix J.

5.2.2 Local Health Department

On November 21, 2006, the St. Joseph County Health Department was contacted to obtain information regarding spills or any other environmental problems involving hazardous substances associated with the Site. The Health Department responded that no information was found for the Site. A copy of the FOIA request and response is located in Appendix J.

5.2.3 Local Emergency Planning Committee

The Local Emergency Planning Committee (LEPC) was contacted on November 21, 2006 to obtain information regarding spills or any other environmental problems involving hazardous substances or petroleum associated with the Site. The LEPC responded that no information was found for the Site. A copy of the FOIA request and response is located in Appendix J.

5.3 Previous Investigations

A LUST Investigation report was completed by EIS Environmental Engineers in July 1994 for Eckler-Lahey Lumber at 1406 Franklin Street. Although the LUST investigation was listed as having been conducted at the Site, the investigation was actually completed pursuant to the removal of former USTs from parcels owned by Eckler-Lahey east of the Site across Franklin Street (which is downgradient of the Site). EIS observed the removal and permanent closure of three gasoline USTs (two 550-gallon and one 2,000-gallon capacity) from the Eckler-Lahey parcels east of South Franklin Street in 1994. Closure of one of the 550-gallon USTs and the 2,000-gallon UST did not indicate evidence of soil or groundwater impacts, and a clean closure report was filed for both USTs in May 1994. Evidence of soil and/or groundwater impacts were noted during closure of the other 550-gallon UST. As a result, four soil borings and three monitoring wells were installed, including one monitoring well on the Eckler-Lahey parcel associated with the Site (i.e., west of Franklin Street). No soil or groundwater impacts were observed in the monitoring well installed at the Site. Laboratory analysis of the soil samples indicated that the groundwater impacts detected east of the Site were more likely to have resulted from a release of kerosene than from gasoline. The report stated the property owner did not recall the use of a kerosene tank at any time. The report concluded that the contamination east of the Site may be from another source and not the 550-gallon gasoline tank.

6.0 SITE RECONNAISSANCE

6.1 General

A reconnaissance of the Site was performed on October 18, 2006, by a representative of Hull to visually assess the Site and 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.

6.1.1 Current Site Usage

Eckler Lahey Property

The approximate one-acre portion of the Site is occupied by a single-story open-air lumber storage building that was leased as a storage building for two antique horse carriages at the time of the Site reconnaissance. The building is constructed of wood and brick earthen floors. The building appeared to be in poor condition. The Site contact, Mr. Pete Mullen, stated that there are no active utilities present on the property. A pole-mounted transformer was observed on the southeast portion of the property during the Site reconnaissance. No PCB content stickers were observed on the transformer. No staining was observed in the area of the transformer. Mr. Mullen stated that storm water is handled by way of run-off towards the city sewer located east of the Site. No evidence of chemical use was observed during the Site reconnaissance. Debris consisting of construction materials and lumber was observed along the north, south and west perimeter of the property. A monitoring well was observed in the east-central section of the Eckler-Lahey portion of the Site (as shown on Figure 2). As discussed in Section 5.3 above, Mr. Mullen stated that the monitoring well was installed to monitor groundwater during the UST removal that had occurred at 1406 South Franklin Street (east of the Site). No evidence of USTs or ASTs was observed on the Eckler-Lahey parcel west of Franklin Street during the Site reconnaissance.

Former New Jersey, Indiana and Illinois Railroad Property

The approximate 7-acre portion of the Site is occupied by a yard house. Mr. Roger Morris, Site contact for the Railroad property, stated that he was not aware of any spills to have occurred on the property. Mr. Morris stated that several derailments occurred while he was employed at the property, but no environmental impact had occurred as a result of those derailments. Mr. Morris also stated that no maintenance activities, chemical handling or cleaning activities took place during his employment at the property from 1963 through 1985. The yard house is currently

vacant. A restroom was observed in the northern portion of the yard house. No evidence of a sewer tie-in to this restroom was observed around the building or on sewer maps provided by the City. Mr. Morris was not aware of a septic system present at the Site. A 55-gallon metal drum labeled "kerosene" was observed inside the northern portion of the yard house. The drum appeared in good condition however, was missing the lid and appeared to only be ¼ full. Current contents of the drum are likely the result of storm water collection through the open top of the drum. No kerosene odor was observed in or around the drum during the Site reconnaissance. No staining was observed in the area of the drum. An approximate 150-gallon AST of unknown contents was observed on the northwest portion of the yard house. The AST was in poor condition. No staining was observed in the area of the AST however; visibility was limited by a large amount of overgrowth. Piles of general demolition debris including wood, concrete and siding, and railroad ties were observed on the north-central and eastern edges of the property. Mr. Morris stated that storm water is handled by way of run-off towards the city sewer located east of the Site.

6.1.2 Hazardous Substances and Petroleum Products

No hazardous substances are currently used at the Site.

As discussed in the aforementioned section, a drum labeled "kerosene" was observed in the yard house on the former rail road property. This drum is likely filled with stormwater, and has no associated odors or staining.

As discussed in the aforementioned section, an AST was observed on the northwest portion of the yard house. The rusted out and misshapen appearance of the AST suggests its long-term presence against the exterior of yard house. However, no odors, staining, or further evidence of a past release were observed in connection with this AST.

6.1.3 Solid and Hazardous Waste Generation, Storage, and Disposal

As discussed in the aforementioned sections, several debris piles consisting of construction materials, railroad related materials and lumber were observed on the Site.

6.1.4 Underground Storage Tanks

USTs present: No evidence of USTs (i.e. vent pipes, fill ports, patched pavement, etc.) was observed or reported on the Site and none were identified in the environmental database report as discussed in Subsection 5.3.2.4

Evidence of historic USTs: No

However, the Site contact stated that a UST was removed from the parcel east of the Eckler Lahey portion of the Site in 1994.

6.1.5 Aboveground Storage Tanks (ASTs)

ASTs present:

ASTs Present			
Size and Contents	Installation Date	Type of Construction and Secondary Containment	Registration Number
Approximately 150-gallons. Contents unknown	Unknown	Steel. No secondary containment	Unknown

Evidence of historic ASTs: No

6.1.6 Polychlorinated Biphenyls (PCBs)

PCB-bearing equipment observed: Yes

If yes, describe: One pole-mounted transformer was observed on the Eckler Lahey portion of the Site. AEP was contacted to identify the PCB content of this transformer. In general, all transformers manufactured and/or installed by AEP after 1980 are certified non-PCB containing. In the event that a PCB-containing transformer should leak, AEP holds responsibility and will take any action necessary to remediate the associated spill. No evidence of staining was observed around the pole-mounted transformer.

6.1.7 Wastewater and Stormwater

No wastewater is produced at the Site.

Storm water is discharged to the City of South Bend storm sewer system. No storm water drains were observed on the Site. Utility maps provided by the city of South Bend identified sewers along Franklin Street east of the Site.

6.1.8 Pits, Ponds, Lagoons

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

6.1.9 Stressed Vegetation and Stained Pavement

No significant staining was observed on the pavement surrounding the Site.

6.1.10 Odors

No strong, pungent, or noxious odors were apparent during the Site Reconnaissance.

6.1.11 Pools of Liquid

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

6.1.12 Drains and Sumps

No drains or sumps were observed during the Site reconnaissance.

6.1.13 Wells

As discussed in the aforementioned section, a monitoring well was observed on the Eckler-Lahey portion of the Site.

6.1.14 Septic Systems

No evidence of a septic system was identified during the Site reconnaissance

6.1.15 Other

No other items were included as part of this assessment.

7.0 FINDINGS AND OPINION

Hull performed a Phase I ESA for the Site located at located at 1406 South Franklin Street in South Bend, St. Joseph County, Indiana. The railroad portion of the Site does not have a specific street address. The assessment was conducted during October through November 2006 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 5.0. A description of the Site investigation, including the Site reconnaissance, is presented in Section 6.0.

According to records maintained by the St. Joseph County Auditor, Peter J. Nemeth and Peter H. Mullen and the New Jersey, Indiana, and Illinois Railroad Company currently own parcels that comprise the Site.

8.0 SIGNIFICANT DATA GAPS

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

9.0 CONCLUSIONS

Hull has performed this Phase I ESA in general accordance with the scope and limitations of ASTM Practice E 1527-05 of parcels comprising the combined Norfolk Southern Railroad and Eckler-Lahey properties located south of the City of South Bend property (formerly owned by Allied Products Corp.) known as Area A, southeast of the Underground Pipe & Valve property, north of the Norfolk Southern Railroad right-of-way, east of Kendall Street and west of Franklin Street. Specifically, the parcel numbers making up the combined Norfolk Southern Railroad and Eckler-Lahey properties include 18-8021-084905 and 18-8006-0338, the Site. Any exceptions to, or deletions from, this practice are described in Section 11 of this report. This assessment has revealed no evidence of specific RECs in connection with the Site. However, given the known impacts to groundwater downgradient of the Site, given the nature of historical operations at the Site, and given the fact that persons familiar with operations at the Site prior to 1963 were not available for interviews, the potential exists that historical operations at the Site may have impacted soil and/or groundwater at the Site.

10.0 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.

11.0 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.

11.1 Documents

- American Society for Testing and Materials, "E1527 Environmental Site Assessments: Phase I Environmental Site Assessment," 2000.
- Department of the Interior, United States Geological Survey, 7.5 Minute Series (Topographic) Maps. "South Bend West and South Bend East, Indiana, Quadrangle," 1969 (Photo revised 1986) and 1992, respectively.
- EIS Environmental, Engineers, Inc. "LUST Site Investigation Report, 1406 South Franklin, South Bend, Indiana," July 7, 1994.
- Environmental Data Resources, Inc., "City Directory Search," Inquiry Number: 11199383 February 11, 2004.
- Environmental Data Resources, Inc., "Historical Topographic Map Report," Inquiry Number: 562243-6 November 11, 2000.
- Environmental Data Resources, Inc., "Sanborn Map Report," Inquiry Number 1122082.1S February 2, 2004.
- FirstSearch Technology Corporation, "Environmental FirstSearch Report," November 9, 2006.
- Flood Insurance Rate Map: City of South Bend, Indiana, St. Joseph County. 1988. Panel Number 180231 0004.
- Indiana Department of Environmental Management, Leaking Underground Storage Tank Division, *Written Correspondence*, November 20, 2006.
- St. Joseph County, Area Plan Commission, "South Bend Zoning Maps and Descriptions," January 28, 2004.
- St. Joseph County Auditor's Office, *Property Cards*.
- St. Joseph County Health Department, Emergency Preparedness Division, *Written Correspondence*, November 28, 2006.

St. Joseph County Soil and Water Conservation District, "Aerial Photographs."

St. Joseph County Soil Conservation Service, "Soil Descriptions."

11.2 Personal Communications

Mr. Peter H. Mullen, owner Eckler-Lahey Lumber and co-owner of Eckler-Lahey property, telephone interview January 2004 and October 2006.

Mr. Roger Morris, former employee of Norfolk Southern Railroad, telephone interview, November 2006.

Mr. David Shipe, Environmental Manager, American Electric Power, telephone interview January 2007

11.3 Internet Websites

Envirofacts Database

http://www.epa.gov/enviro/index_java.html

Enviromapper

<http://www.epa.gov/enviro/html/em/index.html>

Indiana Department of Natural Resources (IDNR) Website

http://www.in.gov/dnr/water/ground_water/well_database

Michiana Regional Geographic Information System

<http://www.macoggis.com/SJCSSearchForm/>

Office of Underground Storage Tanks

<http://www.epa.gov/swerust1/>

Petroleum Database Management System Website

<http://igs.indiana.edu/pdms/index.cfm>

Region 5 Pollution Prevention Program

<http://www.epa.gov/region5/p2/>

Region 5 RCRA Corrective Action

<http://www.epa.gov/reg5rcra/ca>

Region 5 RCRA Corrective Action Guidance

<http://www.epa.gov/reg5rcra/ca/guidance.htm>

Region 5 RCRA Hazardous Waste Reports

http://www.epa.gov/region5/waste/RCRAInfo_Reports_Data_Info_Page.html

Region 5 Waste Minimization Program

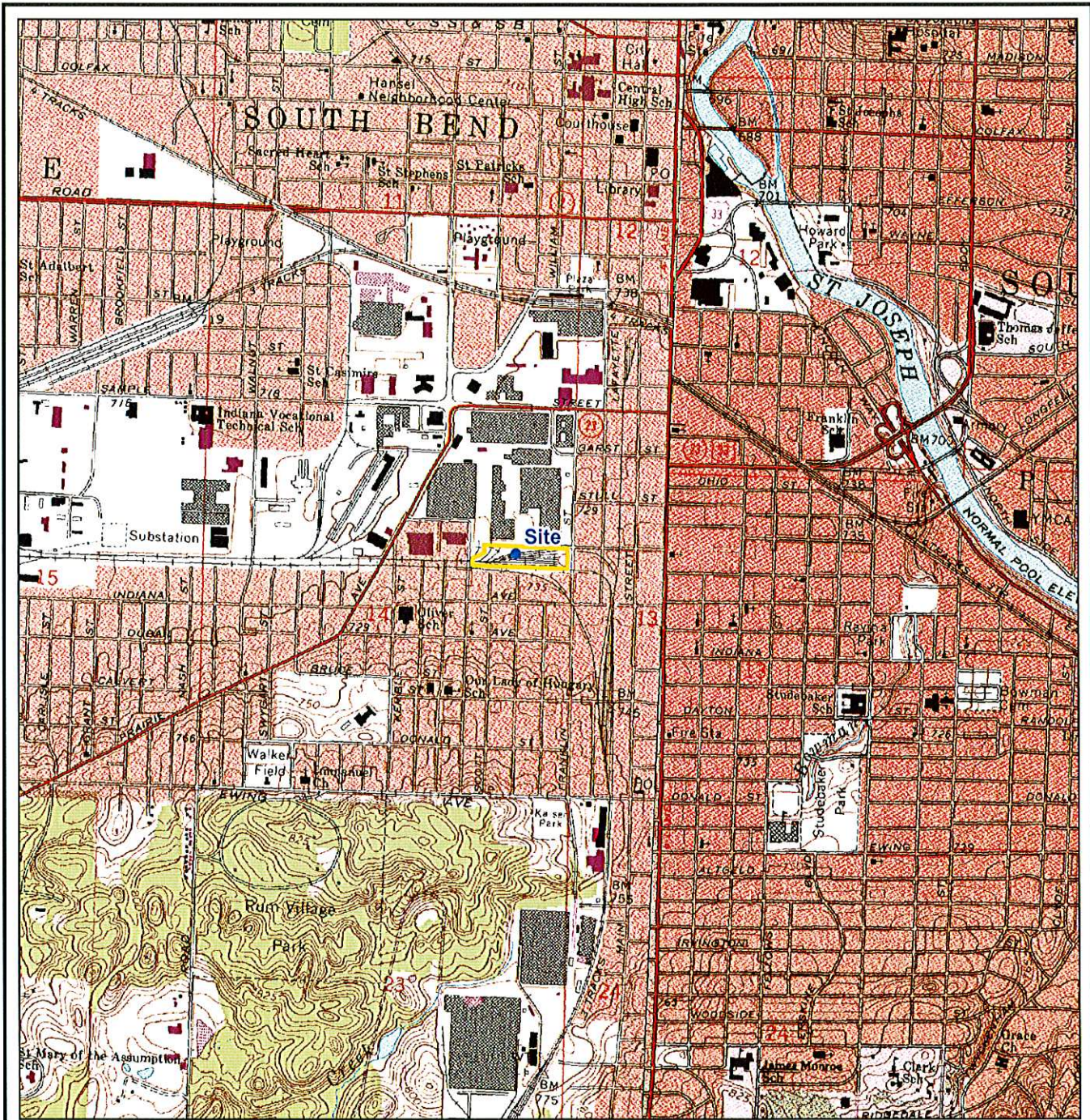
<http://www.epa.gov/reg5rcra/wptdiv/wastemin/>

Region 5 Waste, Pesticides and Toxics Division
<http://www.epa.gov/region5/waste/>

Toxics Release Inventory
<http://www.epa.gov/tri>

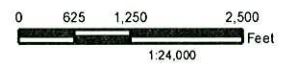
Window to My Environment
<http://www.epa.gov/enviro/wme/>

FIGURES



Quadrangle Location

- Site Location
- Approximate Site Boundary



Notes: Topographic quadrangle acquired from the USGS terrasever website, www.terrasever-usa.net.
 Quadrangle: South Bend West. Topo date: 1981.

Hull
 & associates, inc.

3401 Glendale Avenue
 Suite #300
 Toledo, Ohio 43614
 © 2007, Hull & Associates, Inc.

Phone: (419) 385-2018
 Fax: (419) 385-5487
 www.hullinc.com

Produced using ArcGIS 9.1

Phase I Environmental Site Assessment Update
 Norfolk Southern and Eckler-Lahey Properties

Site Location Map

1406 South Franklin Street
 South Bend, St. Joseph County, Indiana

Date:

January 2007

Project Number: SBI017
 Geodatabase: Projects.mdb
 File Name:
 SBI017_01_Fig01_SiteLocMap

Figure

1

APPENDIX A

Site Photographs



PHOTO 1: North facing side of the open-air lumber storage building on the Eckler-Lahey property.



PHOTO 2: Northeast corner of the Eckler-Lahey property.

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PHOTO 3: Interior view of the lumber storage building on the Eckler-Lahey property.



PHOTO 4: West side of the Eckler-Lahey property

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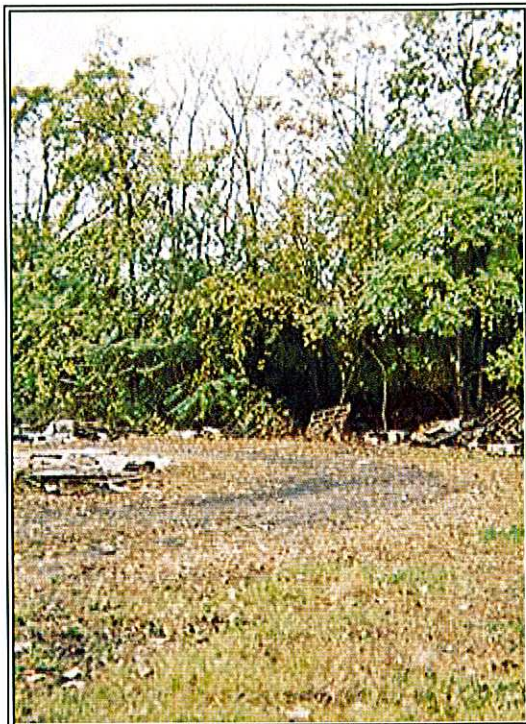


PHOTO 5: West side of the Eckler-Lahey property.



PHOTO 6: East side of the Eckler-Lahey property, looking south.

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PHOTO 7: Northwest corner of the Eckler-Lahey property, showing various types of construction debris along the fence line.



PHOTO 8: North-facing view of the former Allied Products Corporation property, currently undergoing demolition and redevelopment.

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PHOTO 9: The second Eckler-Lahey parcel, located across Franklin Street to the east of the Site.



PHOTO 10: The Eckler-Lahey lumber yard and office, located across Franklin Street to the east of the Site.

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PHOTO 11: The Waste Management recycling facility, located immediately south of the Eckler-Lahey parcel included in this assessment.

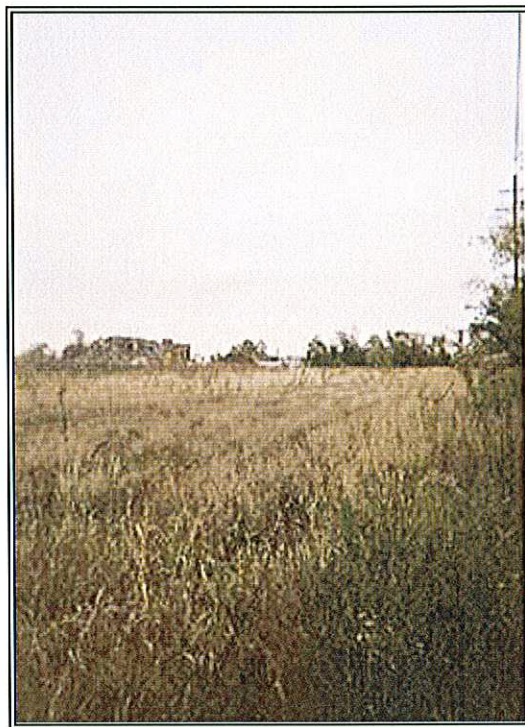


PHOTO 12: Southwest corner of the Railyard parcel, looking northeast.

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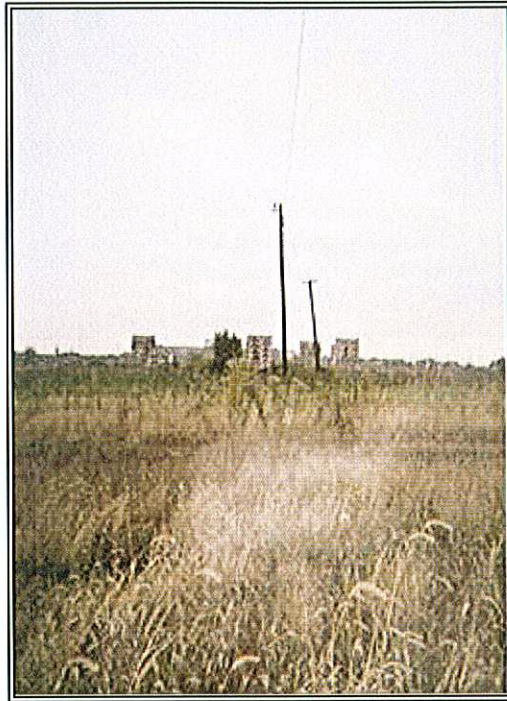


PHOTO 13: South-central side of the Railyard parcel, looking north.

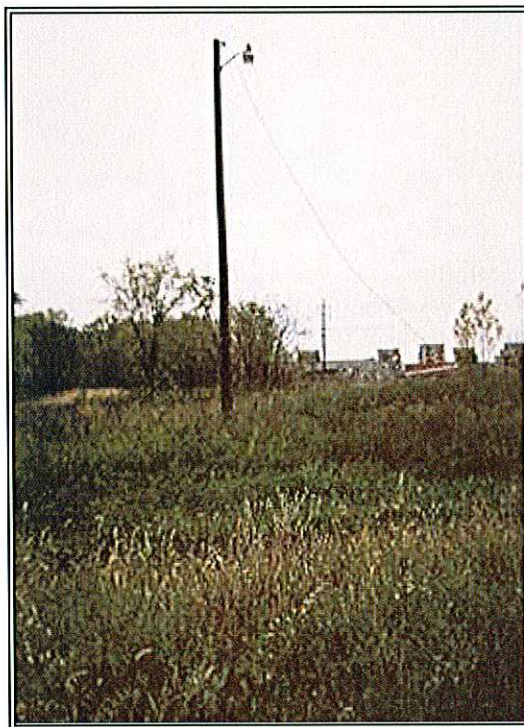


PHOTO 14: Former scale locations, indicated by areas overgrown with grass only.
The only visible remnants of the old scale are several concrete footers remaining in the ground.

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PHOTO 15: South side of the Site, looking east.



PHOTO 16: West side of the rail yard property, looking north.

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PHOTO 17: Railyard house surrounded by a stand of trees, located in the west-central portion of the Railyard parcel.

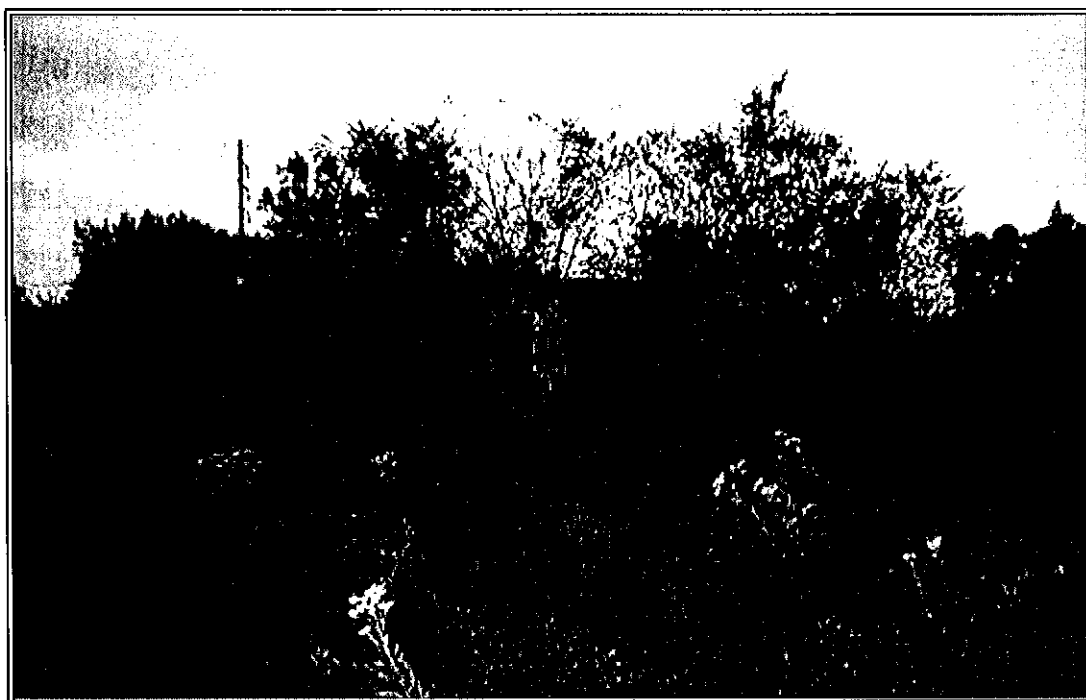


PHOTO 18: Southeast side of the rail yard house, looking northwest.

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PHOTO 19: A 55-gallon drum labeled 'kerosene' observed in the closet area of the rail yard house. Note that the drum is uncapped.



PHOTO 20: West side of the rail yard house, showing an approximately 150-gallon steel AST leaning against the side of the building.

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NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

SITE PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA

JANUARY 2007

SBI037.100.0001.XLS



PHOTO 21: Another view of the AST observed along the west side of the rail yard house.

APPENDIX B

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, under the direction of an Environmental Professional (EP), perform the following Scope of Work 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.

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 center. The following

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

information, excluding the local fire department, health department, brownfields sites, 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 appropriate Site personnel familiar with both current and past operations and usage of the Site.
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 vantage points, including an inspection of areas where hazardous substances 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 building 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.

Task 3 Report Preparation

A Phase I ESA report will be prepared for the Site, and will consist of the following:

1. a narrative describing the procedures performed by Hull and other parties involved in the project;
2. a summary of information obtained from the file review of existing historical, regulatory and hydrogeologic data and through personal interviews;
3. a Site map including pertinent current and historic structural features and RECs;
4. an identification of significant data gaps that affect the ability of Hull to identify RECs;
5. findings that identify the RECs and conclusions that state whether additional appropriate investigation may be required to determine identify the environmental affect a REC may have on the Site; and
6. signature(s) of environmental professional(s).

An evaluation of the thoroughness and reliability of the information gathered will be included in the report. References will be provided that identify the sources relied upon to evaluate the Site. Supporting documentation will be provided in appendices to the report or appropriately referenced.

The Client will be notified of environmental concerns encountered during the Site reconnaissance or file review that may warrant further evaluation, thus altering the original Scope of Work. This notification must be completed prior to initiating any additional work (e.g., additional file reviews, sampling, drilling, etc.). Each report is intended to describe observations obtained through the work as defined in the Scope of Work. One draft electronic (.PDF) copy of the report will be provided to the Client for review. Two final hard copies of the report will be provided to the Client following the review process.

APPENDIX C

Ownership Records

APPENDIX C-I

Legal Description

Search For St. Joseph Parcels: Report

[\[Print\]](#) [\[Map\]](#) [\[Close\]](#)

PARCELID	18-8006-0338
TAX_FRONT	
TAX_ACRE	
TAX_HOUSE	0
TAX_HOUSE_	0
TAX_OWNER	NEMETH PETER J & PETER H MULLEN
PROP_ADDR	FRANKLIN
PROP_ZIP	
PROP_ZIP_S	
TRAN_TAX	
TAX_UNIT	18
PARCEL_1	8006
PARCEL_2	338
UNIT_NAME	SOUTH BEND - PORTAGE
PAY_YEAR	2006
NAME_1	NEMETH PETER J & PETER H MULLEN
NAME_2	
NAME_3	
STREET	1406 S FRANKLIN ST.
ZIP	46613
ZIP_SUFFIX	
TRANS_DATE	2/24/1986
TRANS_REF	9549
LEGAL_1	LOTS 38-43-44-48
LEGAL_2	STULLS 2ND
LEGAL_3	
LEGAL_4	
LEGAL_5	
LEGAL_6	
SPLIT_CODE	C
SPLIT_UNIT	18
SPLIT_PRCL	0080060338
CREATE_YR	1971
MAP_REF	8-14D
PROP_TYPE	I
HIGH_VALUE	N
TIF_AREA	107
TIF_ASSESS	14756
TIF_AREA_D	
COMMUNITY	399

ZONE	0
ADV_COUNT	0
LAST_ADV	
TXSALE_FLG	N
TXSALE_AB	
LAND_VAL	37900
RES_LAND	0
IMPROV_VAL	4000
RES_IMPROV	0
O_LAND_VAL	37900
O_IMPROV	4000
ASSESS_DAT	3/1/2003
ASSESS_SRC	I
ASSESS_REM	GENERAL REVALUATION

[Print]

[Map]

[Close]

Search For St. Joseph Parcels: Report

[\[Print\]](#)
[\[Map\]](#)
[\[Close\]](#)

PARCELID	18-8021-084905
TAX_FRONT	
TAX_ACRE	
TAX_HOUSE	0
TAX_HOUSE_	0
TAX_OWNER	NEW JERSEY IND AND ILL RR
PROP_ADDR	STATE BOARD ASSESSED
PROP_ZIP	00000
PROP_ZIP_S	
TRAN_TAX	
TAX_UNIT	18
PARCEL_1	8021
PARCEL_2	84905
UNIT_NAME	SOUTH BEND - PORTAGE
PAY_YEAR	2006
NAME_1	NEW JERSEY IND AND ILL RR
NAME_2	%TAXATION DEPT
NAME_3	
STREET	110 FRANKLIN RD SE
ZIP	24042
ZIP_SUFFIX	
TRANS_DATE	
TRANS_REF	
LEGAL_1	NE1/4 14-37-2E
LEGAL_2	TRACT 4 CONT APPX 6.629 ACRES
LEGAL_3	
LEGAL_4	
LEGAL_5	ST BD ASSESSED
LEGAL_6	
SPLIT_CODE	C
SPLIT_UNIT	18
SPLIT_PRCL	008021084905
CREATE_YR	1971
MAP_REF	8-14C
PROP_TYPE	R
HIGH_VALUE	N
TIF_AREA	107
TIF_ASSESS	0
TIF_AREA_D	
COMMUNITY	500

ZONE	0
ADV_COUNT	0
LAST_ADV	
TXSALE_FLG	N
TXSALE_AB	
LAND_VAL	300
RES_LAND	0
IMPROV_VAL	0
RES_IMPROV	0
O_LAND_VAL	300
O_IMPROV	0
ASSESS_DAT	3/1/2003
ASSESS_SRC	1
ASSESS_REM	GENERAL REVALUATION

[Print]

[Map]

[Close]

APPENDIX C-II

St. Joseph County Deeds

Mail

①

MAIL DEED TO: MAIL TAX BILLS TO:

Peter J. Nemeth
711 S. Main Street
South Bend, Indiana 46618

COPYRIGHT
ST. JOSEPH COUNTY, INDIANA
SAC ASSOCIATION
PROPERTY FORM 101 - 1974

AUDITOR'S RECORD
Transfer No. 9549
Taxing Unit As B
Date 2-24-86

8603964

WARRANTY DEED

James H. Lahey
the Grantor

Convey and Warrant to
Peter J. Nemeth and Peter H. Mullen, As Tenants in Common, with
no right of survivorship.
the Grantee

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration.
the receipt of which is hereby acknowledged, Real Estate in St. Joseph County,
in the State of Indiana, described as follows:

1

Parcel I:
All of the South Half of Lot 38 and all of
Lots 43, 44 and 48 as shown on the plat of
Stull's Second Addition to the City of
South Bend, recorded August 13, 1892 in
Plat Book 6, page 29.

Parcel II:
Lots thirty-nine (39), Forty (40), Forty-one (41),
Forty-two (42), Forty-five (45), Forty-six (46)
and Forty-seven (47) as shown on the Plat of Stull's
Second Addition to the City of South Bend, recorded
August 13, 1892 in Plat Book 6, page 29 together
with the vacated alley lying between said lots.

Subject to easements, covenants and restrictions
of record.

DULY ENTERED FOR TAXATION
BEVERLY D. CRONE
AUDITOR
ST. JOSEPH CO. INDIANA

ST. JOSEPH CO.
INDIANA
FILED FOR RECORD
FEB 24 2 59 PM '86

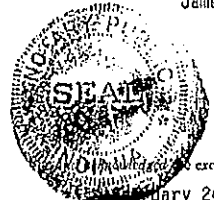
Signed and dated on February 24, 1986

State of Indiana, St. Joseph County, ss:

Before me, the undersigned, a Notary Public in and for said County
and State, personally appeared:

James H. Lahey

James H. Lahey
Signature
James H. Lahey
Typed or printed name



In my presence and the execution of the foregoing deed on
February 24, 1986

Judith G. Gushwa, Notary Public
Signature

JUDITH G. GUSHWA
Typed or printed name
PES. OF ST. JOS. CNTY
My commission expires 3-10-87

Signature
Typed or printed name
Signature
Typed or printed name
Signature
Typed or printed name

Prepared by Charles W. Lahey, 502 N. Washington Ave., South Bend, IN 46601
Attorney at Law

603964

Warrants to
Wabash Railroad Company
1655 Railway Exchange
St. Louis, Mo.

Transfer *4910*
Taxing Unit *St. Louis*
Date *7/20/64*

WARRANTY DEED

63749

THIS INDENTURE WITNESSETH, that STUDEBAKER CORPORATION, a Michigan corporation, hereinafter referred to as "Studebaker", with its principal offices in the City of South Bend, County of St. Joseph, State of Indiana, for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, Conveys and Warrants to NEW JERSEY, INDIANA & ILLINOIS RAILROAD COMPANY, an Indiana corporation, hereinafter referred to as "Railroad", with its principal offices in the City of St. Louis, State of Missouri, the following described real estate in the City of South Bend, County of St. Joseph, State of Indiana:

A part of the N.E. 1/4 of Section 14, Township 37 North, Range 2 East, more particularly described as follows:

Beginning at the S. W. corner of Tract No. 4, of the Studebaker Corporation Replat as recorded in Plat Book 11, Page 184, in the Office of the Recorder of St. Joseph County, Indiana, said corner being the intersection of the North line of the Michigan Central Railroad Right-of-Way and the East line of Kendall Street; thence North 00°05'31" East along said East line of Kendall Street a distance of 61.23 feet to a point thence North 54°21'30" East a distance of 184.07 feet to a point; thence North 00°00'00" a distance of 67.06 feet to the South line of Broadway Street projected West; thence North 89°22'40" East along said South line of Broadway Street projected West a distance of 1124.43 feet to the East line of the aforesaid Tract No. 4 of the Studebaker Corporation Replat; thence South 00°14'00" East along said East line of Tract No. 4 a distance of 247.35 feet to the South line of said Tract No. 4; thence South 89°58'54" West along said South line of said Tract No. 4, (said South line being also the North line of the Michigan Central Railroad Right-of-Way) a distance of 1275.06 feet to the point of beginning, containing ± 6.629 Acres, (all bearings assumed); subject, however, to all easements, restrictions and reservations as referred to herein, but together with all improvements situated on the above described real estate.



ST. JOSEPH CO.
INDIANA
FILED FOR RECORD

JUL 23 1964

PAGE
BOOK
JAMES T. WALSH
RECORDER

APPENDIX C-III

Zoning Map

Zoning Classifications

St. Joseph County Classifications

- "A" Agricultural (20 acres and 600' frontage for new lots)
- "R" Residential (single family)
- "R-1" Residential (mobile home parks and subdivisions)
- "R-2" Residential (single and multi-family)
- "O" Office (professional offices 5,000 sq. ft. max)
- "O/B" Office/Business (office and general services 8,000 sq. ft. max)
- "B" Business (limited commercial-retail)
- "C" Commercial (general commercial)
- "C-2" Planned Shopping Center
- "M" Manufacturing (industrial)

City of South Bend Zoning Classifications

- "A" Residential (single family)
- "A-1" Residential (one and two family)
- "A-2" Planned Residential Development District
- "A-3" Mixed Use Multi-family and Commercial (CBD fringe zoning district)
- "B" Residential District (one two, and multi-family)
- "B-1" Residential (mobile home parks and subdivisions)
- "O" Office (5,000 sq. ft. max)
- "PHC" Professional/Health Care (offices)
- "C" Commercial (general commercial)
- "C-1" Commercial (limited commercial)
- "C-2" Planned Shopping Center
- "IP" Industrial Park
- "BP" Business Park
- "D" Light Industrial
- "E" Heavy Industrial

City of South Bend Height and Area Districts

Name of District	Setback			Height		Maximum Building Coverage (% of total)
	Front	Rear	Side	Feet	Stories	
"a"	25'	25'	.	35'	2.5	40%
"b"	25'	.	.	40'	3	40%
"c"	.	.	.	85'	7	60%
"d"	.	25'	5' or 0'	35'	2.5	n/a
"e"	n/a	25'	5' or 0'	40'	3	n/a
"f"	n/a	n/a	5' or 0'	85'	7	n/a
"g"	n/a	n/a	5' or 0'	150'	12	n/a

* = refer to ch. 21 zoning, in South Bend's Municipal Code (corner lots may have special requirements, refer to municipal code)

Town of Roseland

- "R" Residential (one family)
- "B" Business - Commercial

Town of New Carlisle

- "A" Single Family Residential
- "B" Two Family and Multi-family Residential
- "LB" Local Business
- "GB" General Business
- "LI" Light Industrial
- "HI" Heavy Industrial

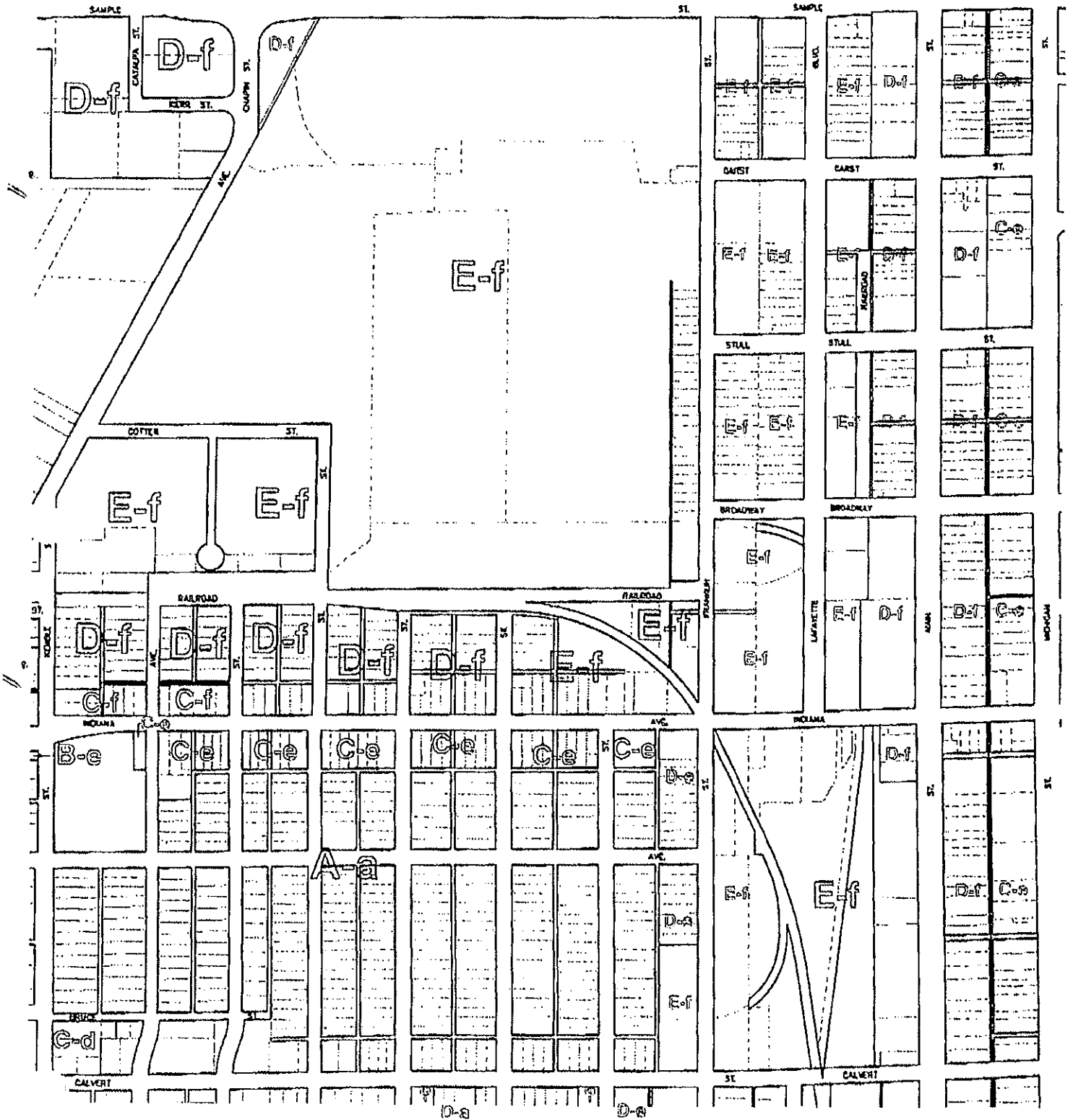
Towns of Lakeville and North Liberty

- "R-8" Low Density Residential (single family, 8 units/acre)
- "R-12" Medium Density Residential (one, two, multi-family, 12 units/acre)
- "ROP" Residential-Office Professional (one family, professional offices, North Liberty only)
- "C" General Commercial
- "LI" Limited Industrial

Town of Osceola

- "R-1" Residential (single family)
- "R-2" Residential (one, two and multi family)
- "R-3" Residential (mobile home parks)
- "C-1" Commercial (general retail and services)
- "C-2" Commercial (limited retail and business)
- "I-1" Industrial (light industrial)
- "I-2" Industrial (heavy industrial)
- "P-1" Public Purpose District (parks, playgrounds, churches, schools, etc.)

The City of Mishawaka and the towns of Walkerton & Indian Village are not under the jurisdiction of the APC. Information regarding these areas must be obtained from the individual governmental units.



APPENDIX C-IV

Utility Maps



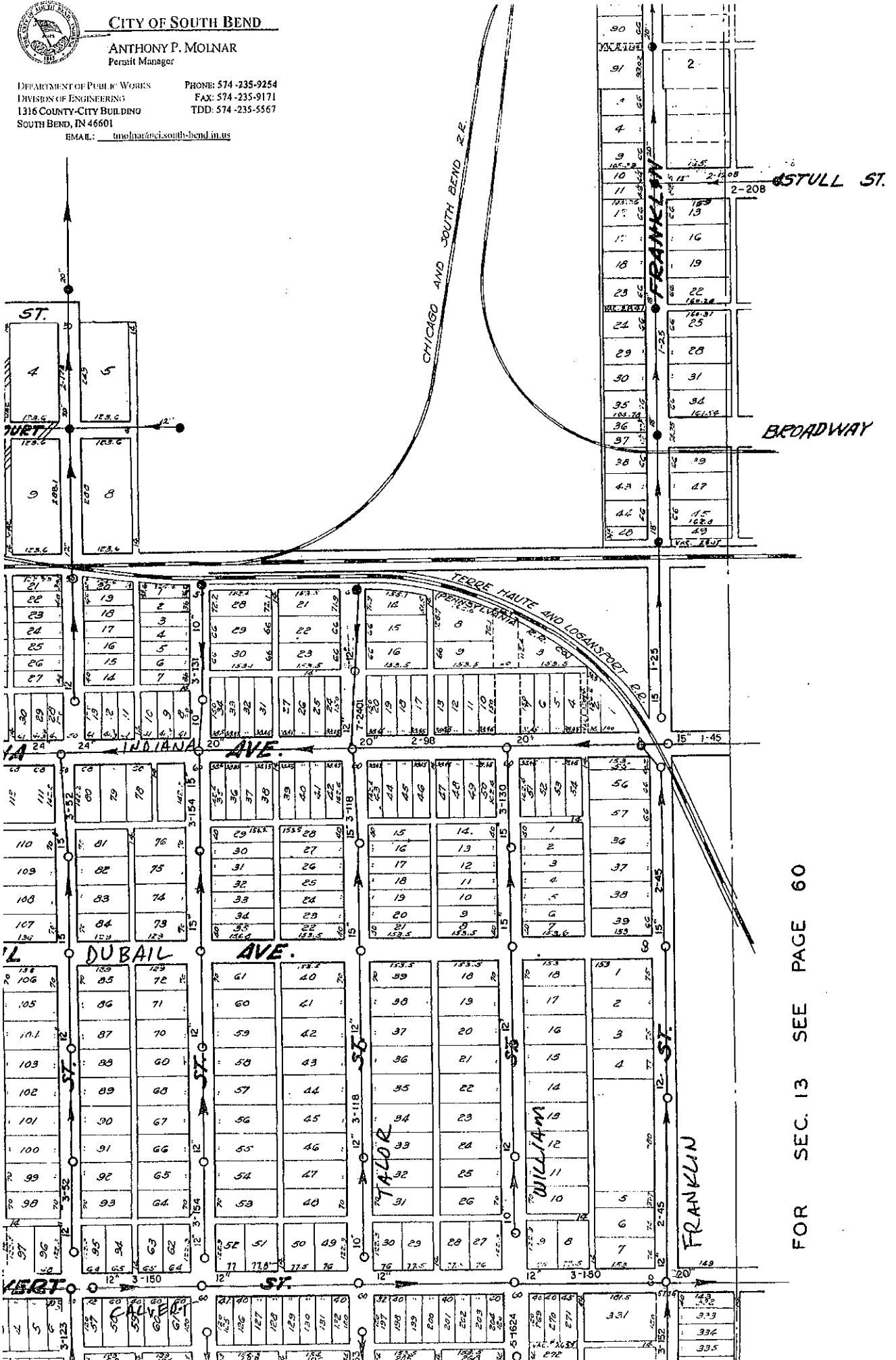
CITY OF SOUTH BEND

ANTHONY P. MOLNAR
Permit Manager

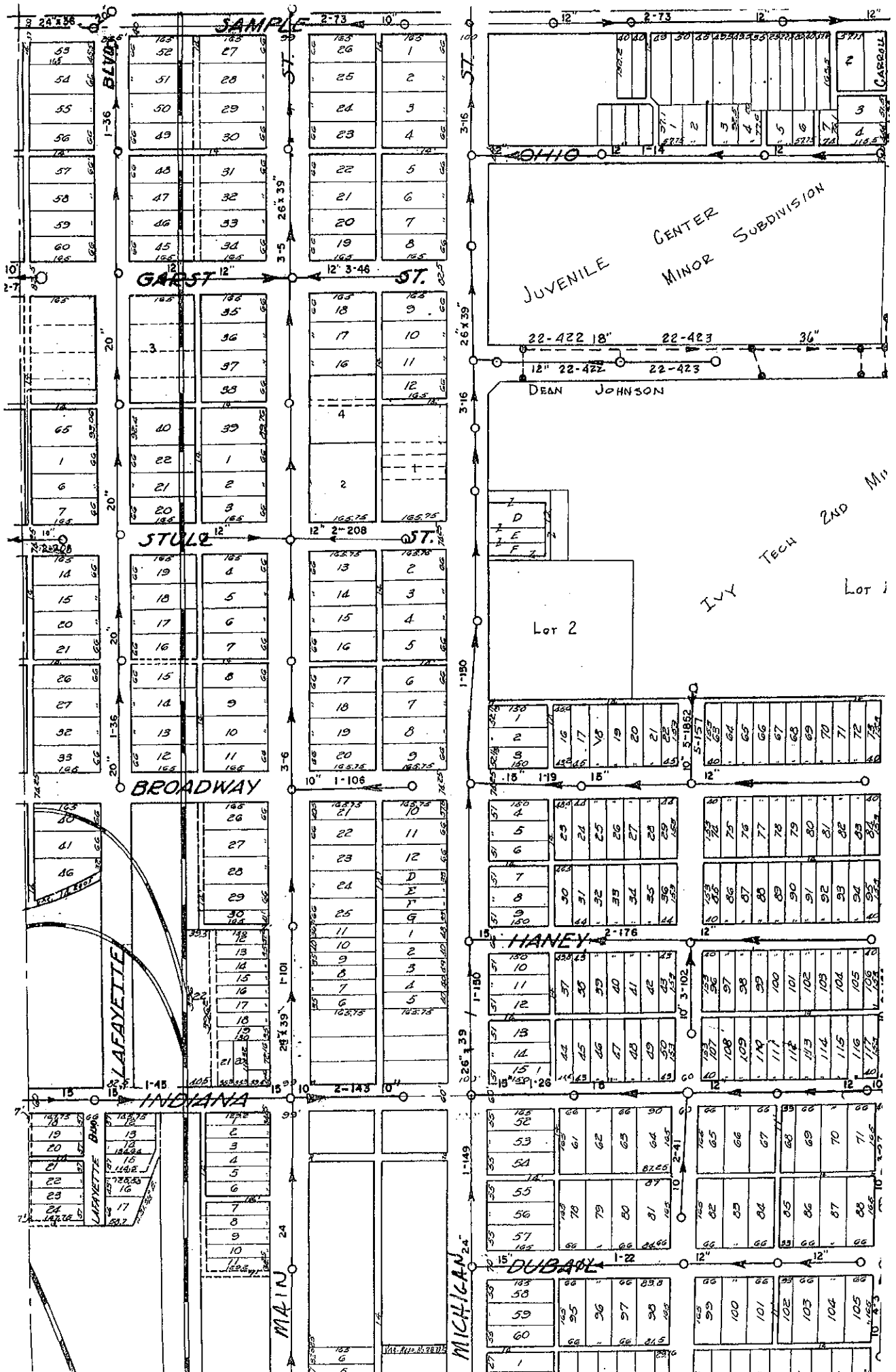
DEPARTMENT OF PUBLIC WORKS
DIVISION OF ENGINEERING
1316 COUNTY-CITY BUILDING
SOUTH BEND, IN 46601

PHONE: 574-235-9254
FAX: 574-235-9171
TDD: 574-235-5567

EMAIL: amolnara@ci.south-bend.in.us



FOR SEC. 13 SEE PAGE 60



SAMPLE

JUVENILE CENTER MINOR SUBDIVISION

DEAN JOHNSON

IVX TECH 2ND M...
Lot 1

Lot 2

HANEY

DUBA

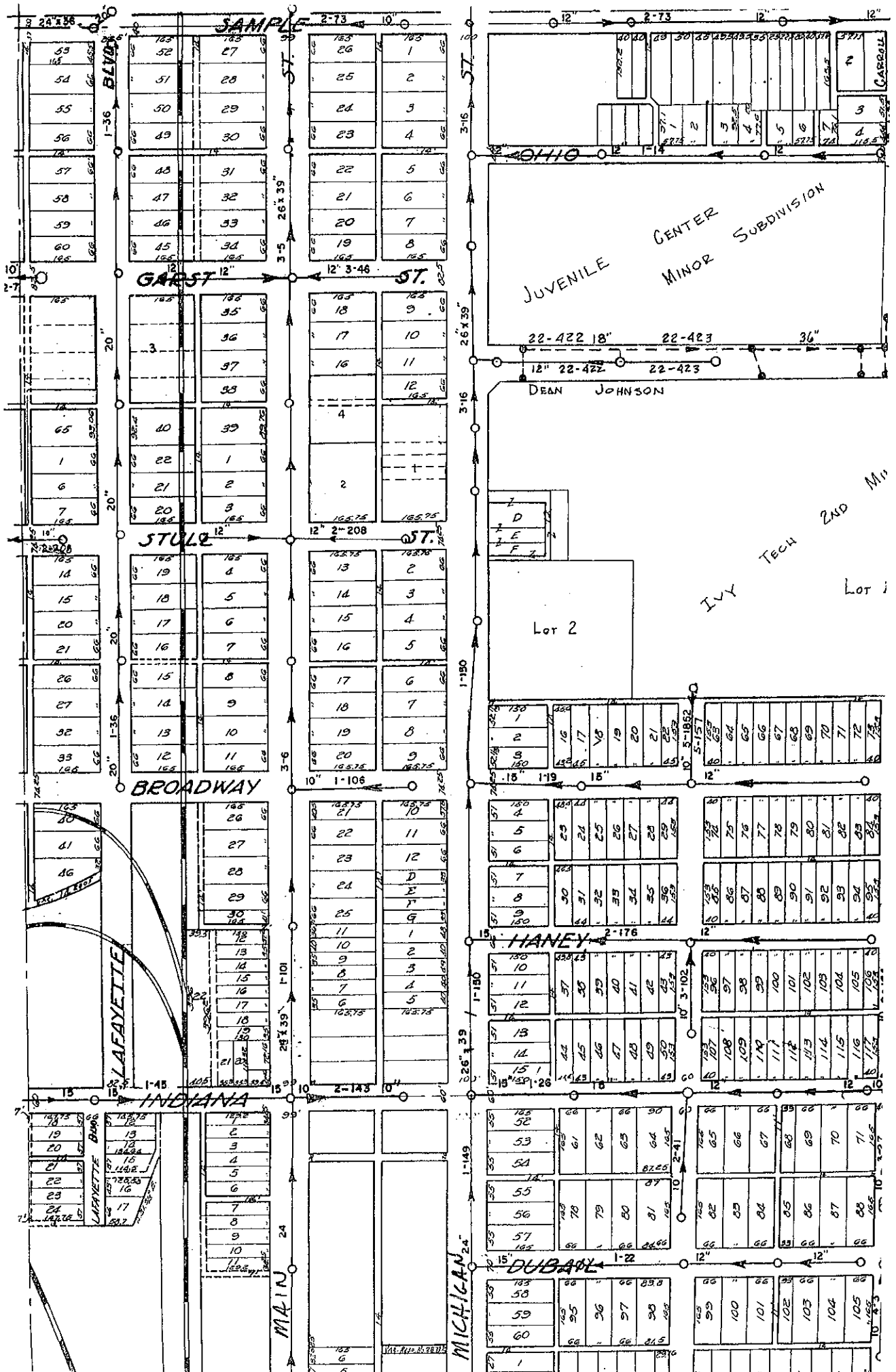
LAFAYETTE

BROADWAY

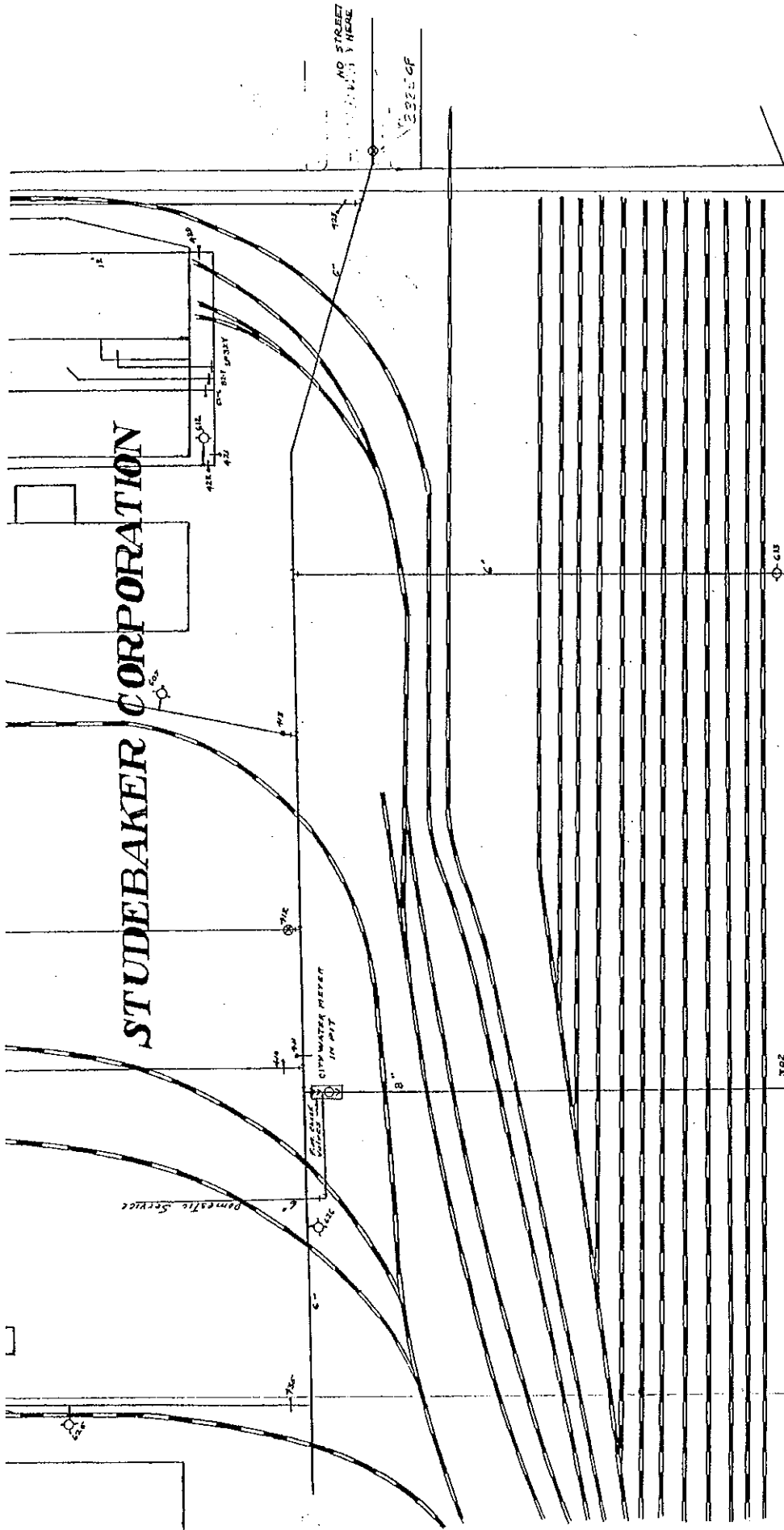
INDIANA

MAIN

MICHIGAN

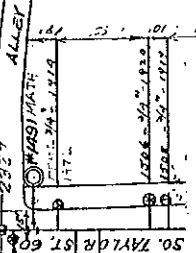


STUDEBAKER CORPORATION



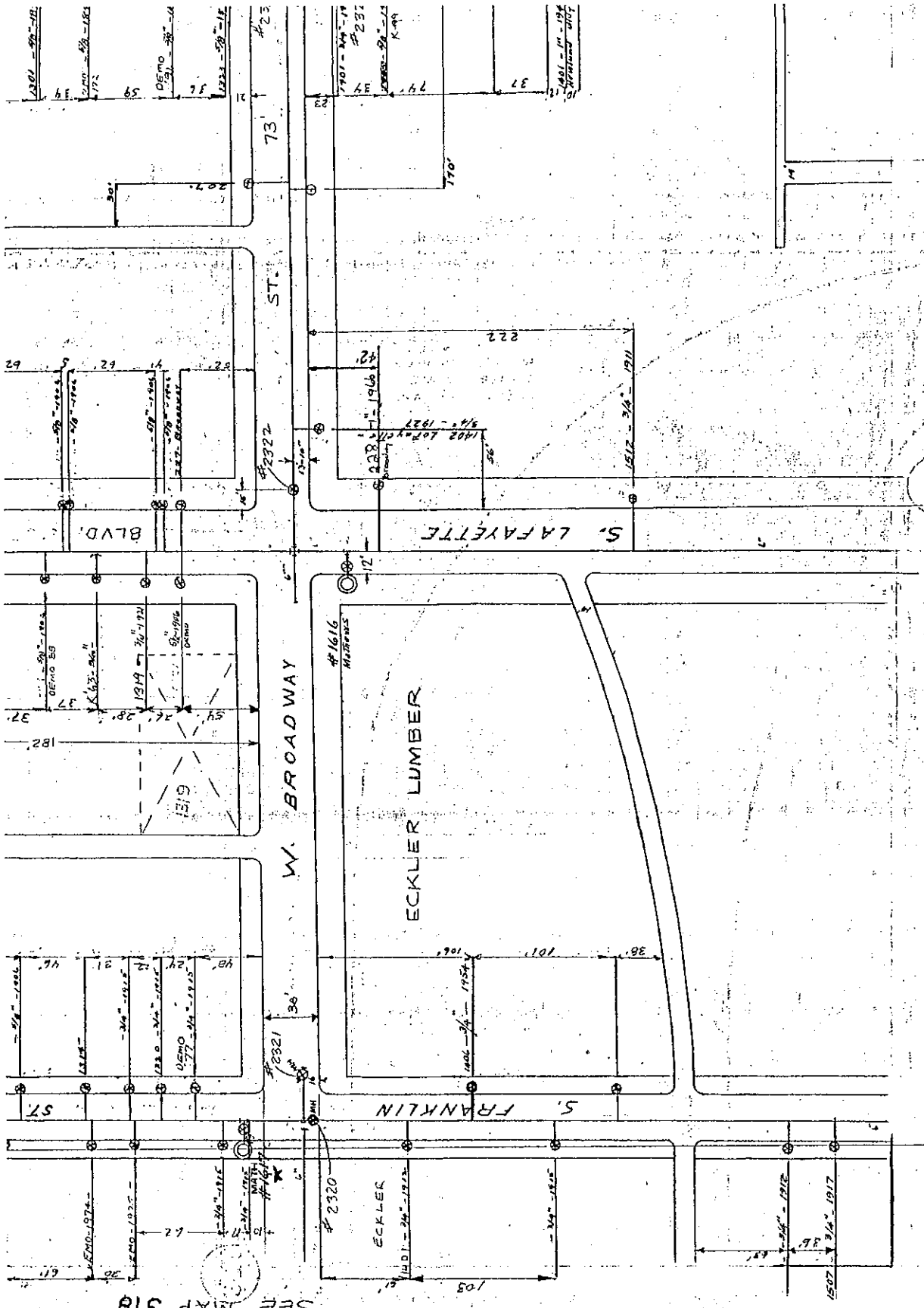
SEE MAP 319

10" WATER MAIN IS CUT & CAPPED 9' N/5" MEV ON EDWARD ST



SEE MAP 330

REV

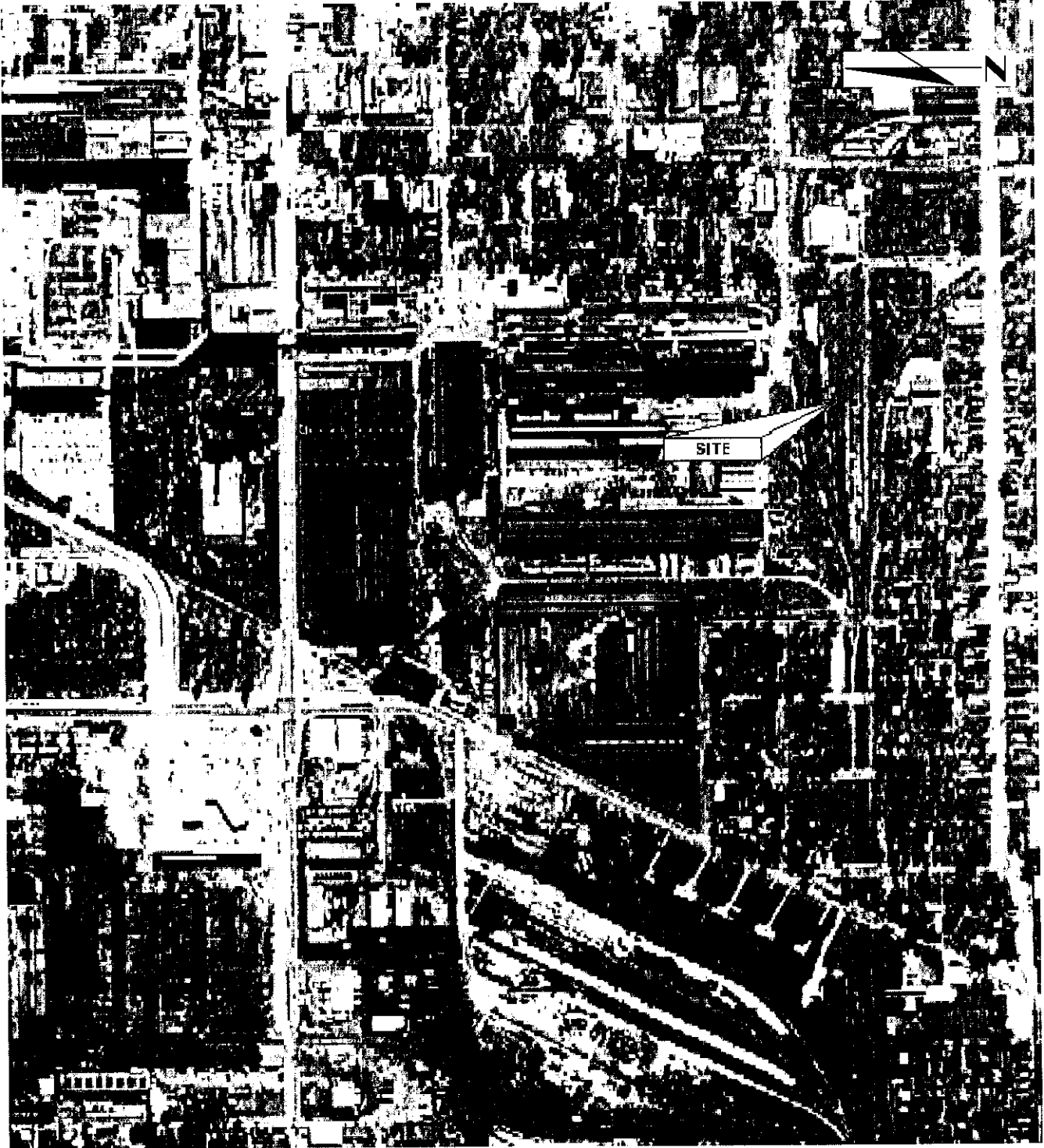


SEE MAP 318

SEE MAP 337

APPENDIX D

Aerial Photographs



HULL & ASSOCIATES, INC.
INDIANAPOLIS, INDIANA

CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

AERIAL PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA

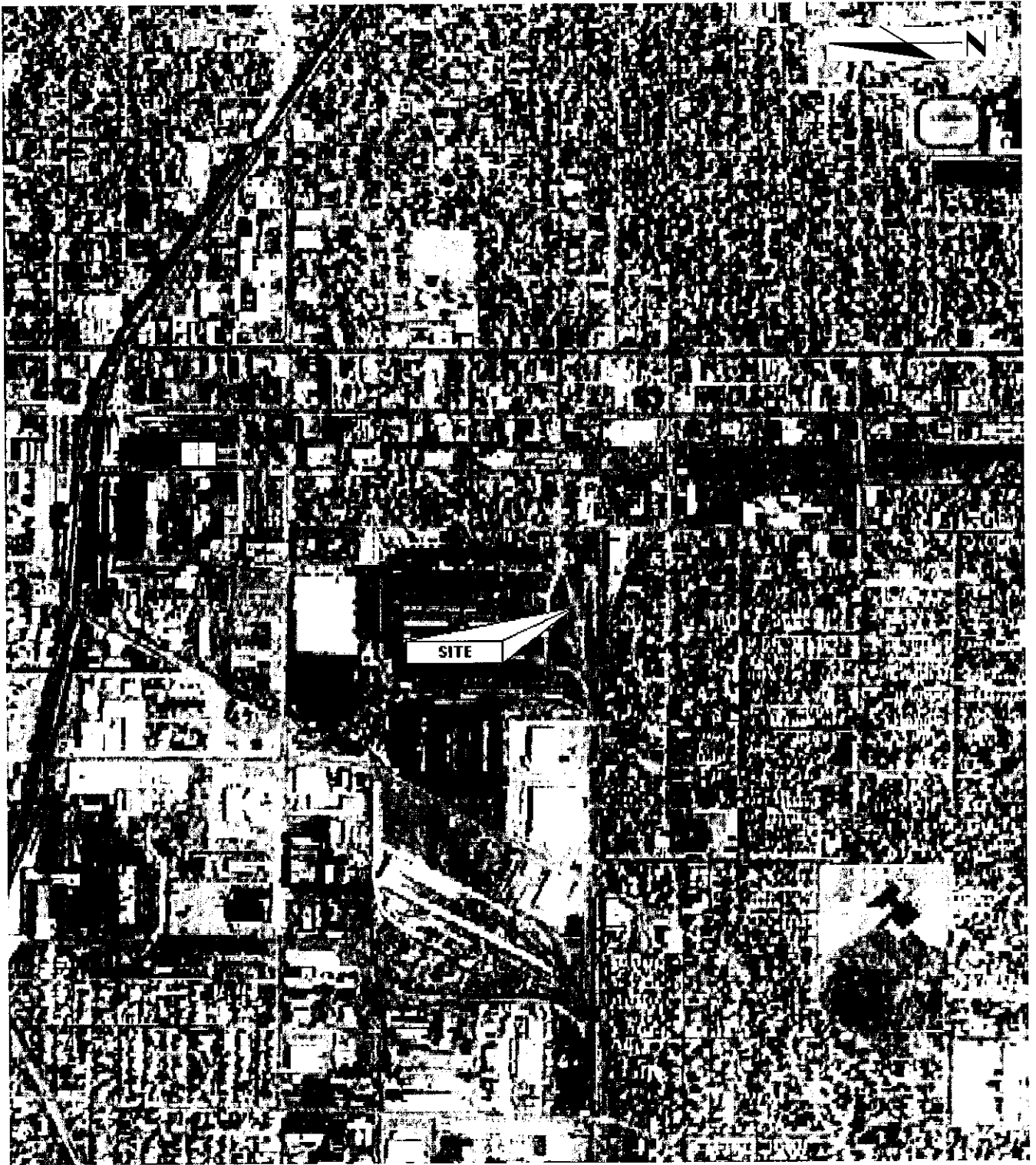


HULL & ASSOCIATES, INC.
INDIANAPOLIS, INDIANA

CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

AERIAL PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA



HULL & ASSOCIATES, INC.

INDIANAPOLIS, INDIANIA

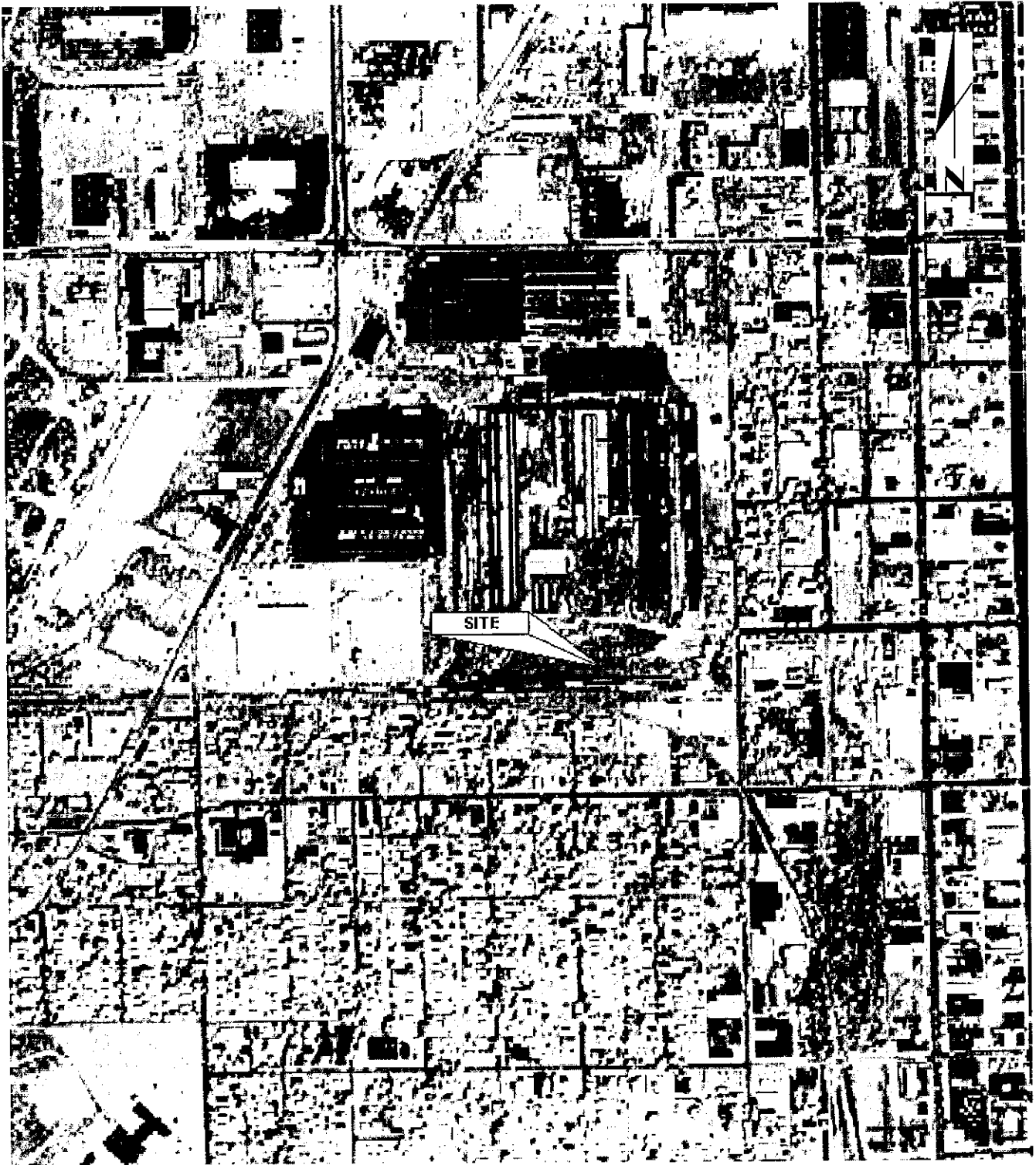
CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

AERIAL PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANIA

1980

SBI037.XLS

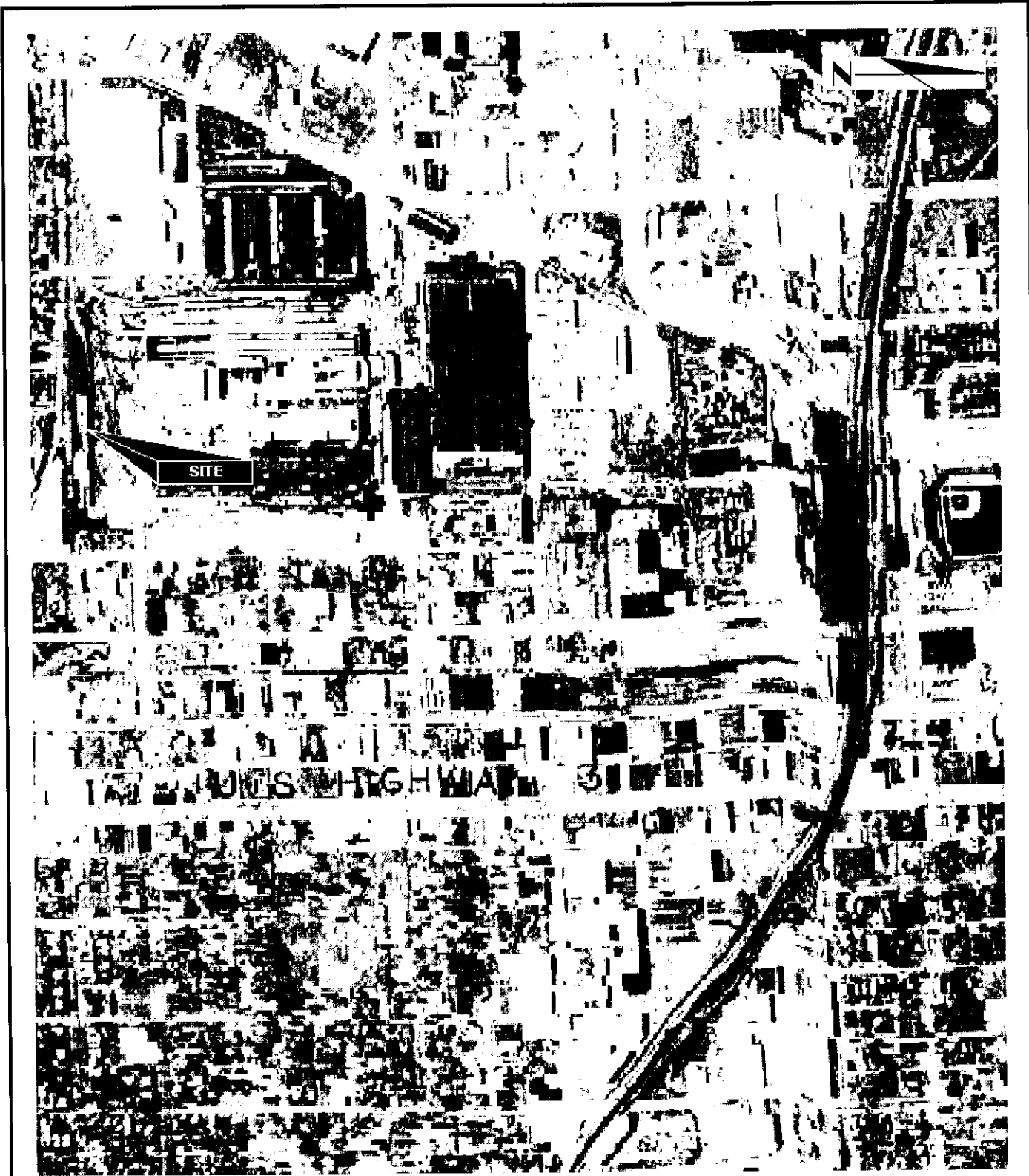


HULL & ASSOCIATES, INC.
INDIANAPOLIS, INDIANA

CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

AERIAL PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA



HULL & ASSOCIATES, INC.
INDIANAPOLIS, INDIANA
CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES
AERIAL PHOTOGRAPHS
1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA



HULL & ASSOCIATES, INC.
INDIANAPOLIS, INDIANA

CITY OF SOUTH BEND REDEVELOPMENT COMMISSION
NORFOLK SOUTHERN & ECKLER-LAHEY PROPERTIES

AERIAL PHOTOGRAPHS

1406 SOUTH FRANKLIN STREET
SOUTH BEND, ST. JOSEPH, INDIANA

2005

SBI037.XLS

APPENDIX E

Sanborn Fire Insurance Maps



Sanborn® Map Report

Ship To: Gina Brock
Hull & Associates, Inc.
4900 Parkway Drive
Mason, OH 45040

Order Date: 1/28/2004 Completion Date: 1/29/2004
Inquiry #: 1119938.2s
P.O. #: NA
Site Name: Norfolk and Southern/Eckler-Lahey

Customer Project: SBI017
106154SSXM 513-459-9677

Address: 1406 S. Franklin
City/State: South Bend, IN 46601
Cross Streets: Kendall

Based on client-supplied information, fire insurance maps for the following years were identified

- 1891 - 1 Map
- 1893 - 1 Map
- 1899 - 3 Maps
- 1917 - 5 Maps
- 1949 - 2 Maps
- 1980 - 2 Maps

Limited Permission to Photocopy

Total Maps: 14

Hull & Associates, Inc. (the client) is permitted to make up to THREE photocopies of this Sanborn Map transmittal and each fire insurance map accompanying this report solely for the limited use of its customer. No one other than the client is authorized to make copies. Upon request made directly to an EDR Account Executive, the client may be permitted to make a limited number of additional photocopies. This permission is conditioned upon compliance by the client, its customer and their agents with EDR's copyright policy; a copy of which is available upon request.

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Electronic Sanborn Map Images USER'S GUIDE

Thank you for your interest in electronic Sanborn Map images. The following are guidelines for accessing the images and for transferring them to your system. If you have any questions about the use of electronic Sanborn Map Images, contact your EDR Account Executive at 1-800-352-0050.

Organization of Electronic Sanborn Image File

- First Page Sanborn Map Report, listing years of coverage
- Second Page Electronic Sanborn Map Images USER'S GUIDE
- Third Page Oldest Sanborn Map Image
- Last Page Most recent Sanborn Map Image

Navigating the Electronic Sanborn Image File

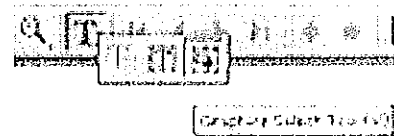
- Open file on screen.
- Identify TP (Target Property) on the most recent map.
- Find TP on older printed images.
- Using Acrobat, zoom to 250% in order to view more clearly.
 - 200-250% is the approximate equivalent scale of hardcopy Sanborn Maps.
- Zooming in on an image:
 - On the menu bar, click "View" and then zoom.
 - Use the magnifying tool and drag a box around the TP area.

Printing a Sanborn Map from the Electronic File

- EDR recommends printing all images at 300 dpi (300 dpi prints faster than 600 dpi).
- To print only the TP area, cut and paste the area from Adobe Acrobat to your word processor.

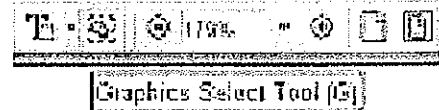
Acrobat Version 4

- Go to the Menu bar
- Press and hold the "T" button
- Choose the Graphics Select Tool
- Draw a box around the area selected
- Go to "Menu"
- Highlight "Edit"
- Highlight "Copy"
- Go to a word processor such as Microsoft Word, paste and print.



Acrobat Version 5

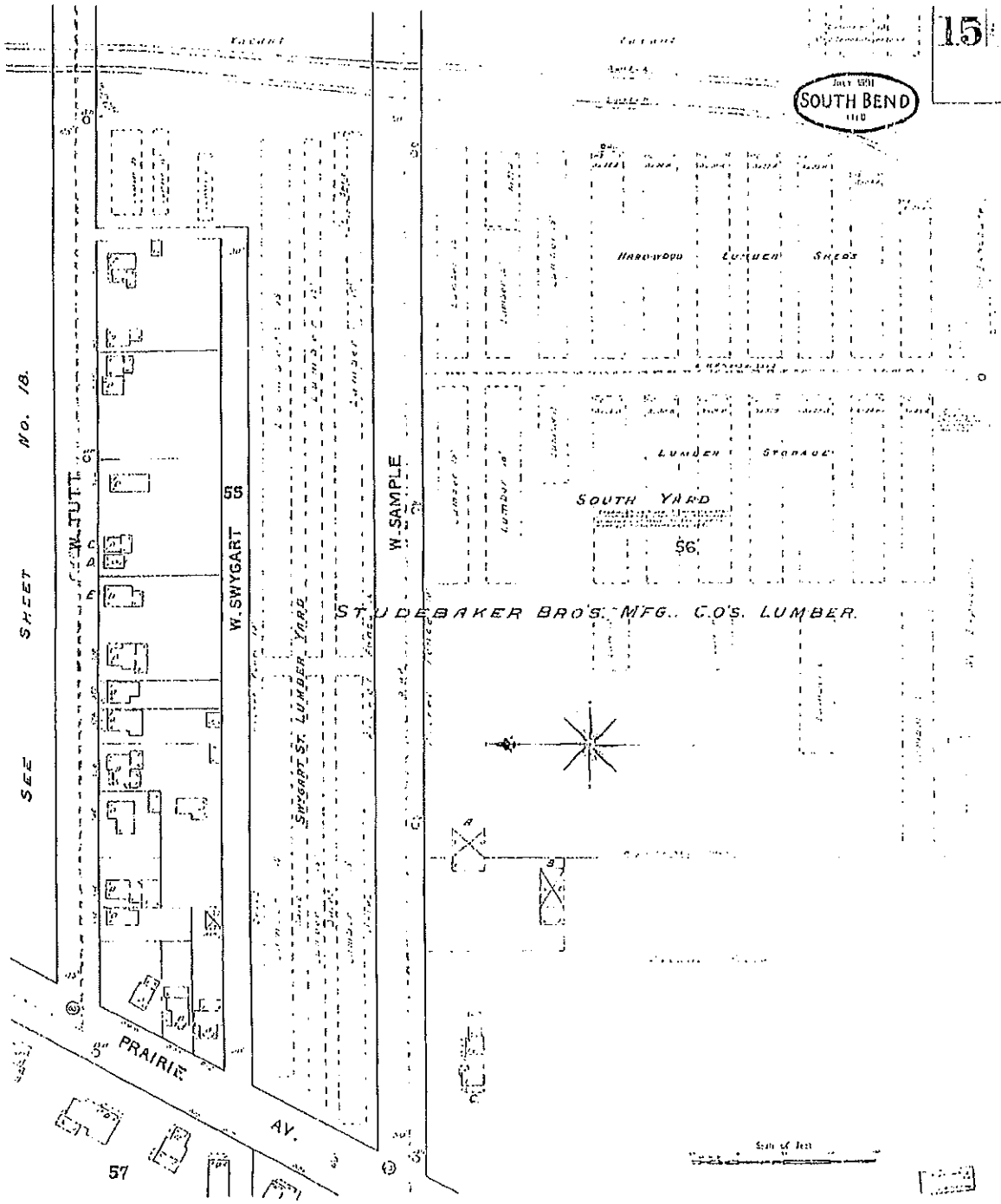
- Go to the Menu bar
- Click the "Graphics Select Tool"
- Draw a box around the area selected
- Go to "Menu"
- Highlight "Edit"
- Highlight "Copy"
- Go to a word processor such as Microsoft Word, paste and print.



Important Information about Email Delivery of Electronic

- Images are grouped into one file, up to 2MB.
- In cases where in excess of 6-7 map years are available, the file size typically exceeds 2MB. In these cases, you will receive multiple files, labeled as 1 of 3, 2 of 3, etc. including all available map years.
- Due to file size limitations, certain ISPs, including AOL, may occasionally delay or decline to deliver files. Please contact your ISP to identify their specific file size limitations.

JULY 1901
SOUTH BEND
IND.



SEE SHEET NO. 18.

5th PRAIRIE AV.

W. SWYGART

W. SAMPLE

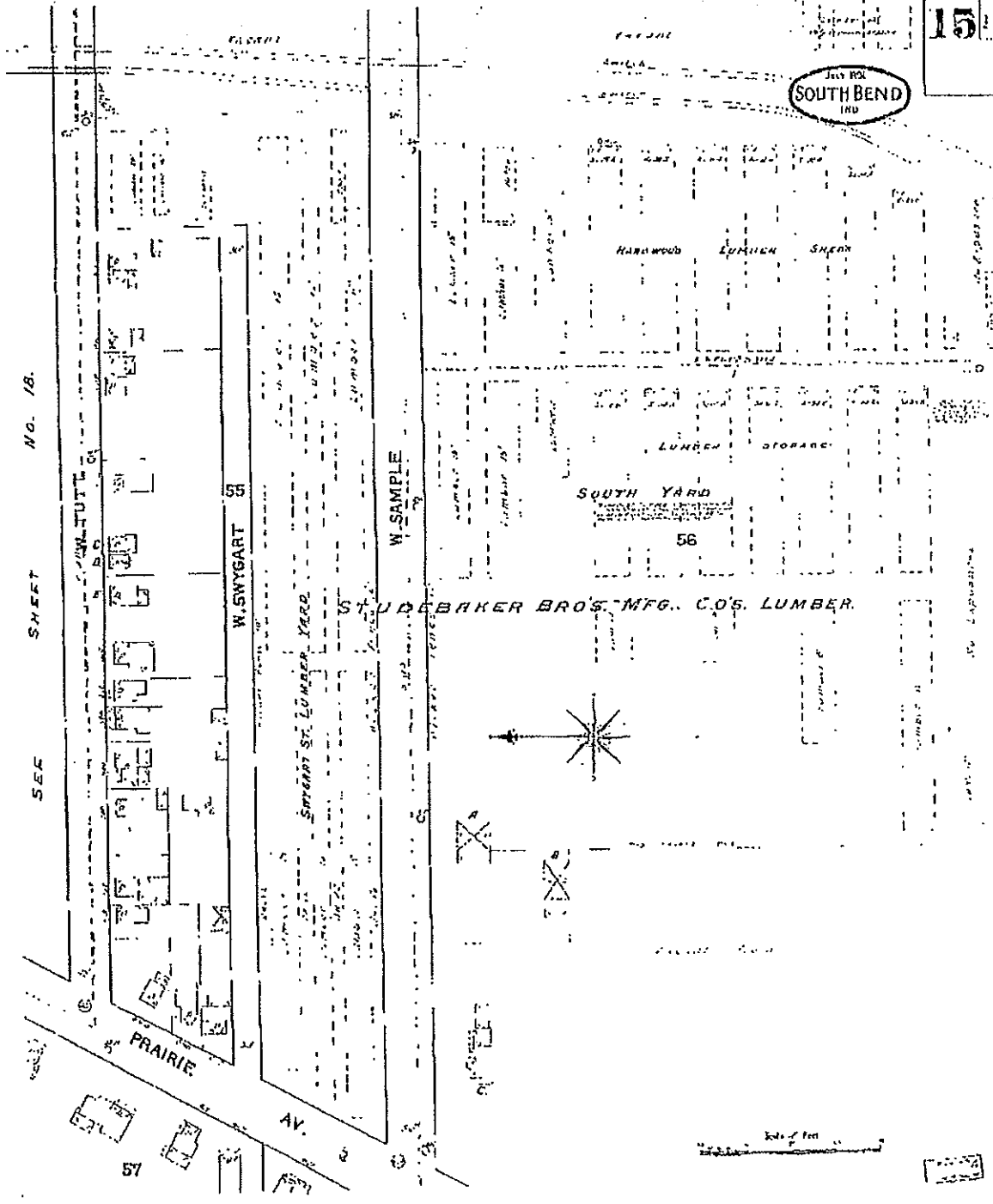
SOUTH YARD

STUDEBAKER BROS. MFG. CO'S LUMBER.

HARDWOOD LUMBER SHEDS

LUMBER STORAGE

JACK ROE
SOUTH BEND
IND



NO. 18.

SHEET

SEE

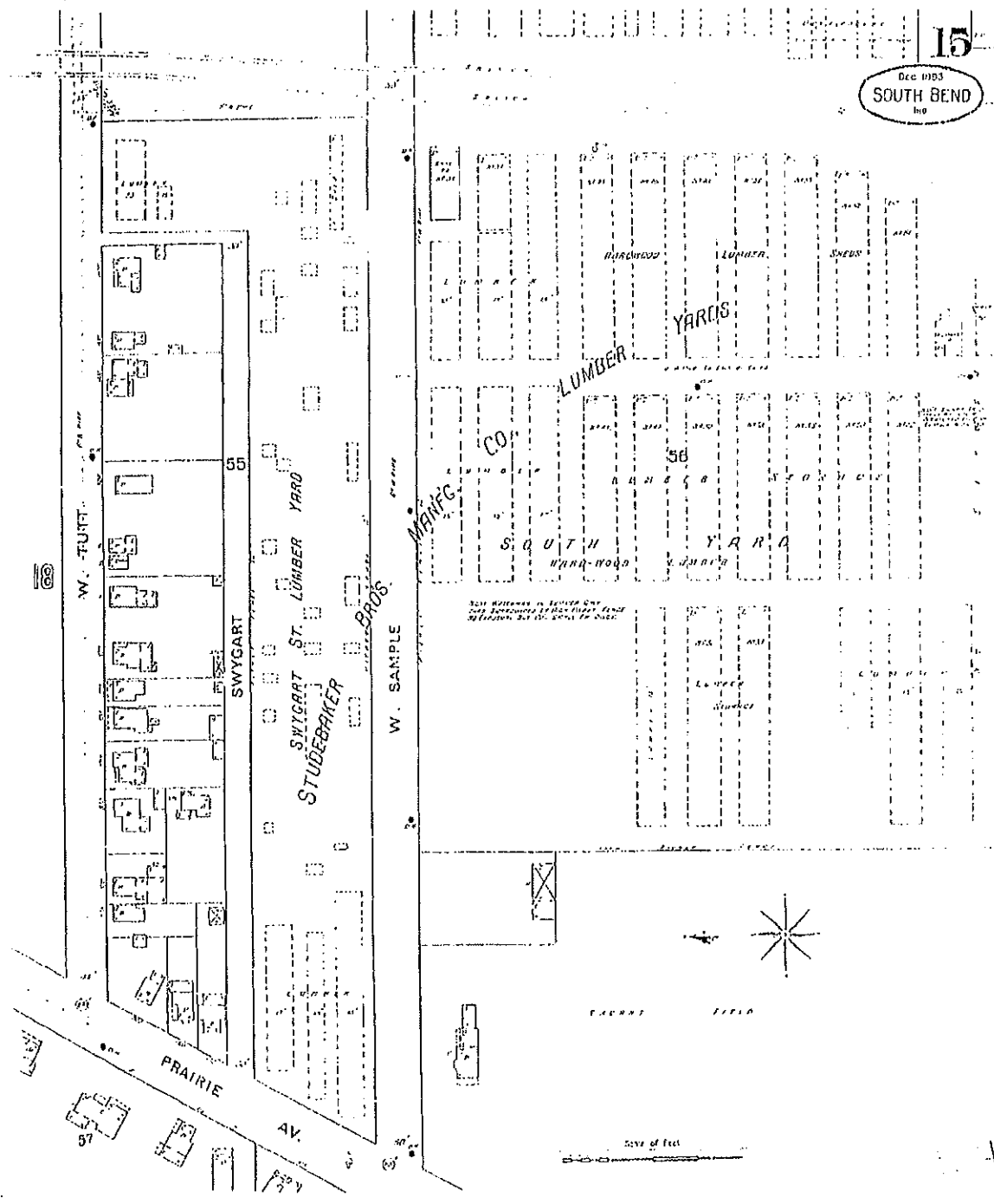


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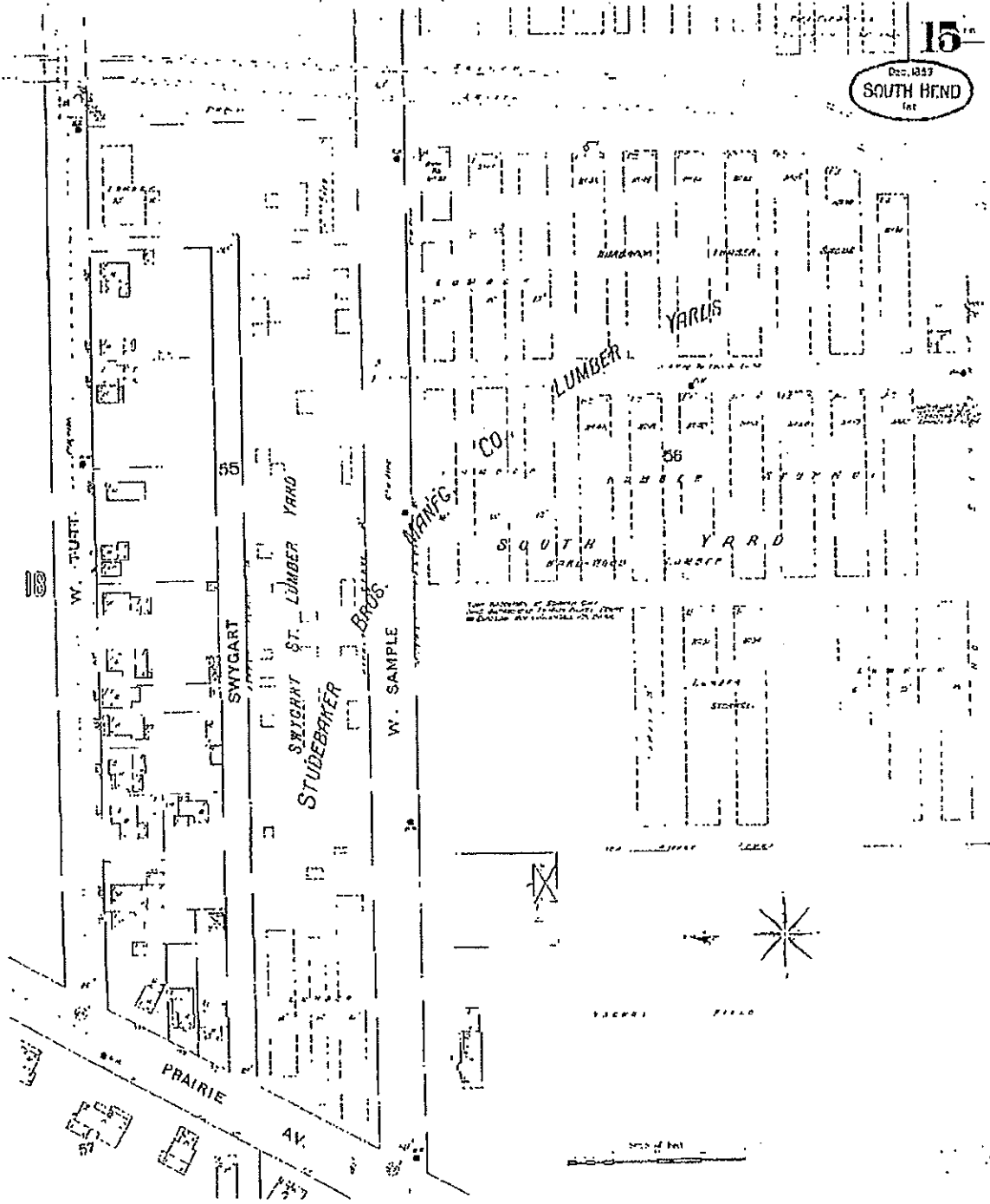
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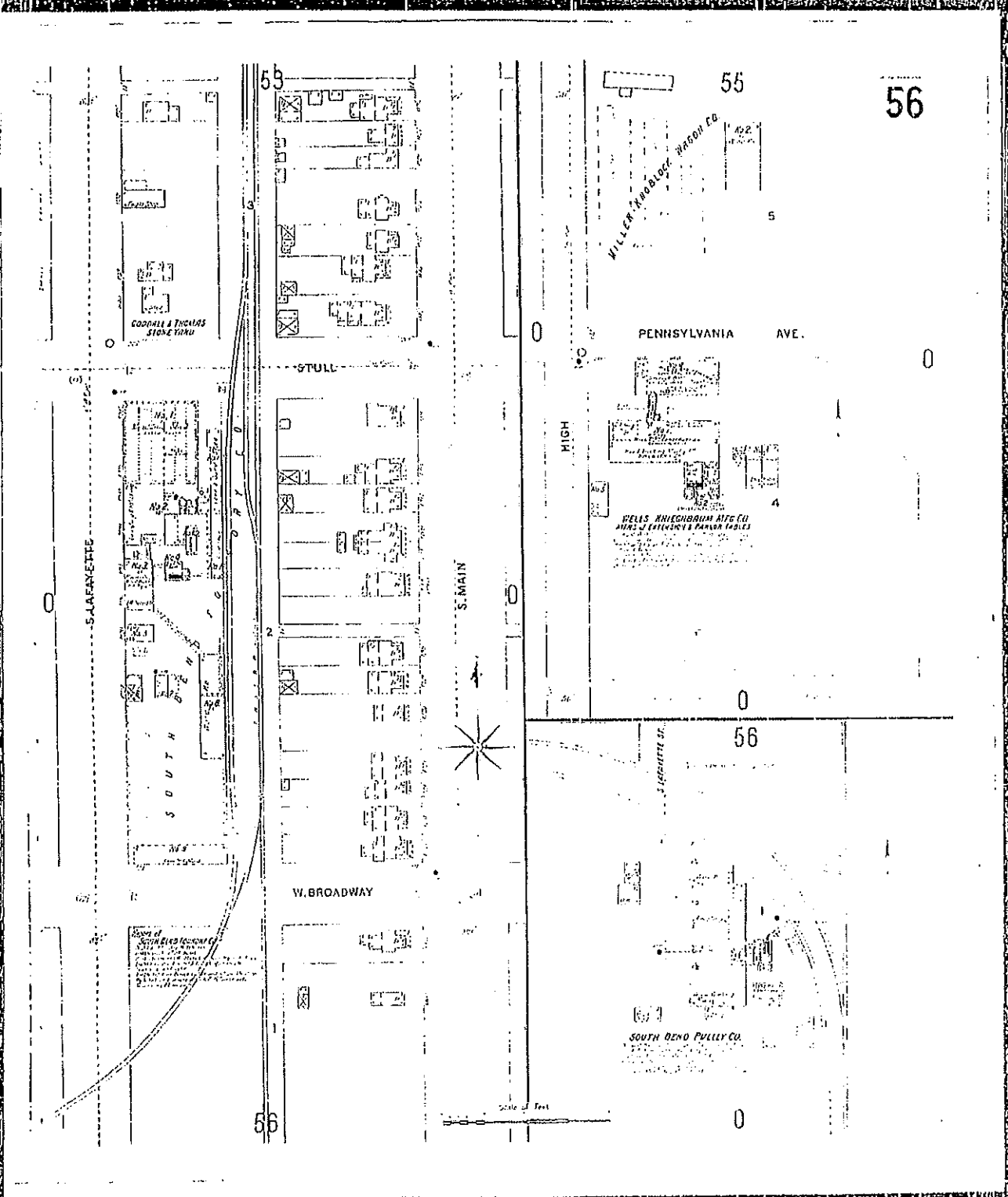


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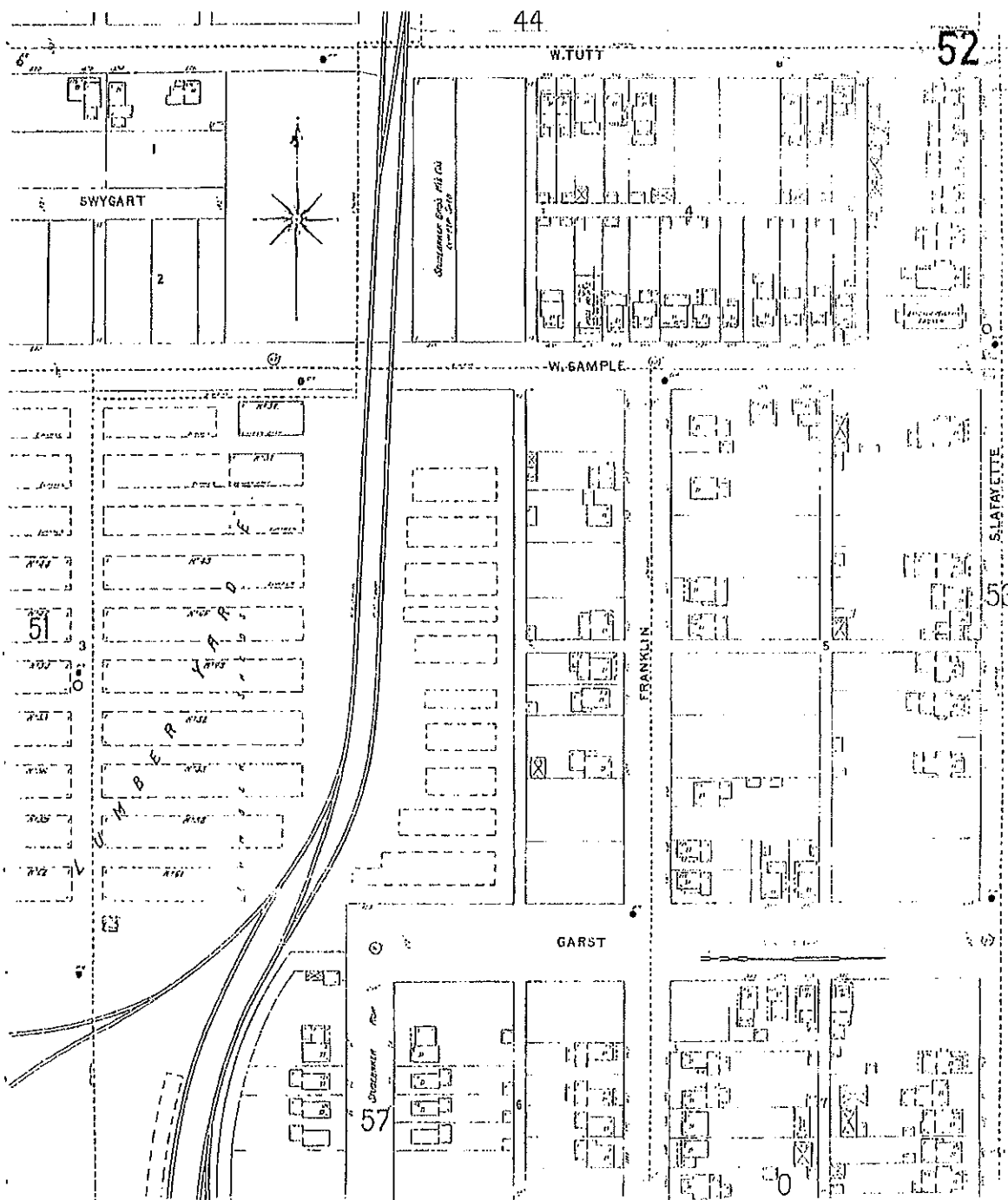
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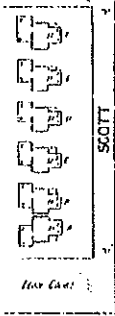
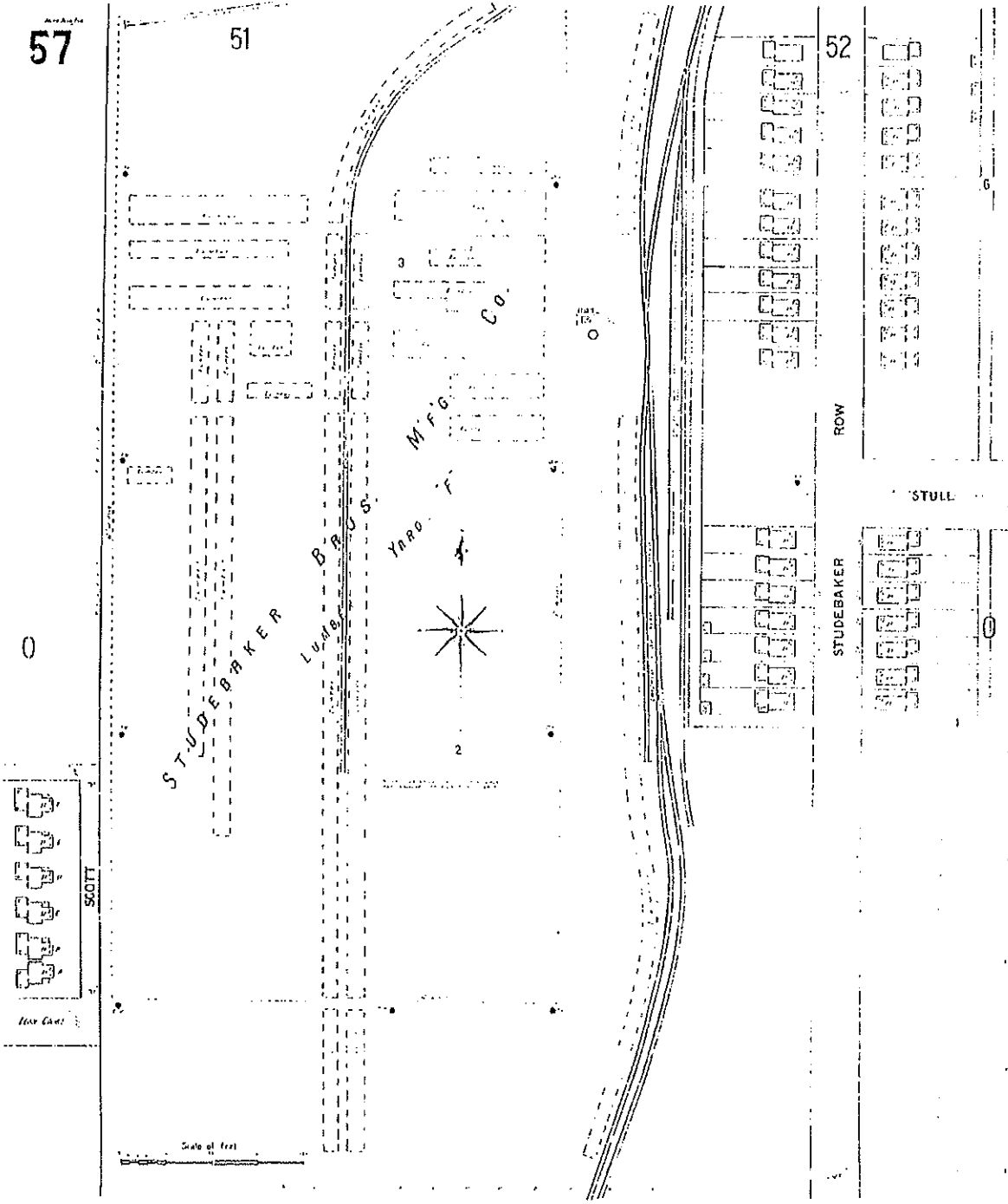
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57

51

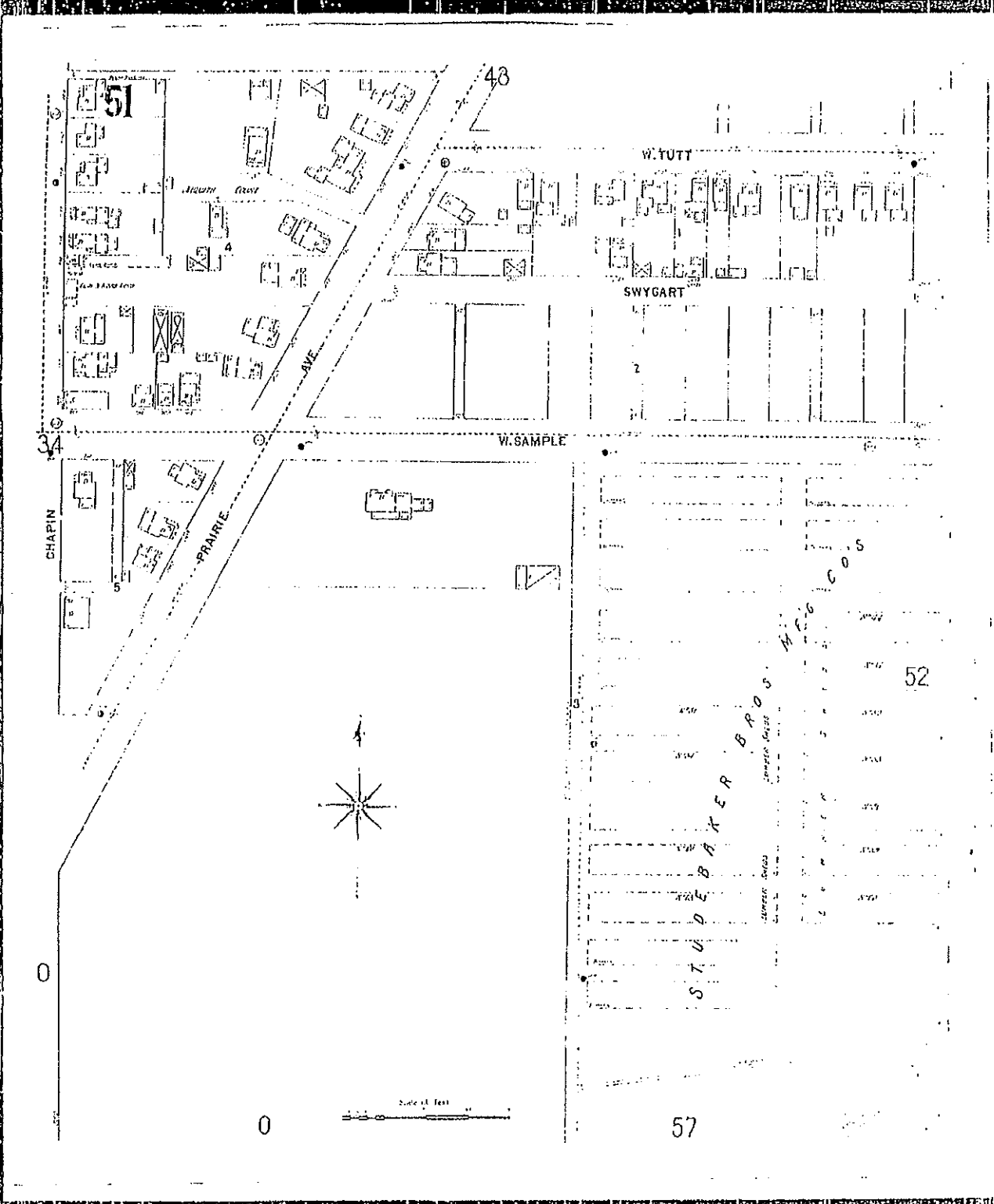
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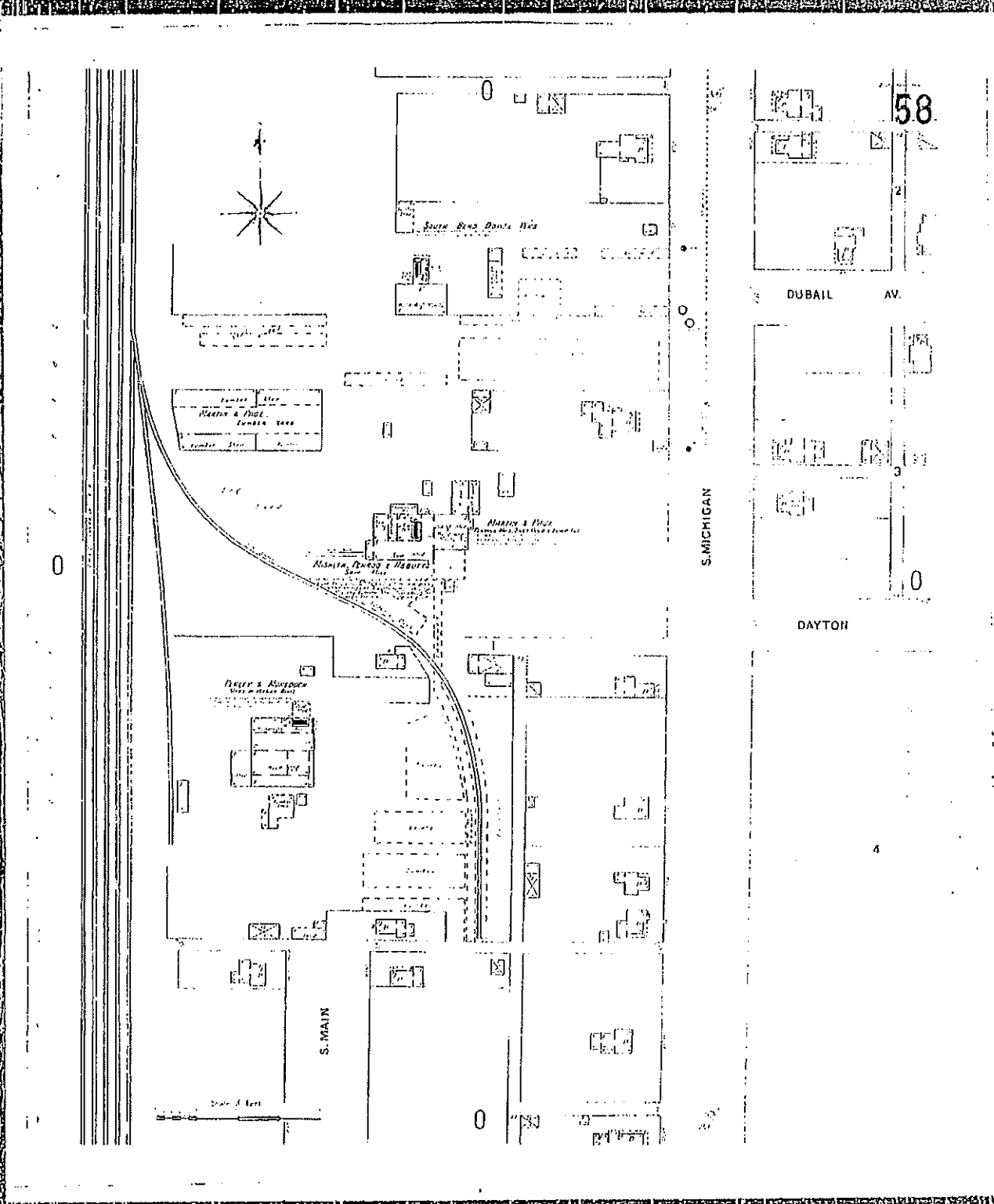
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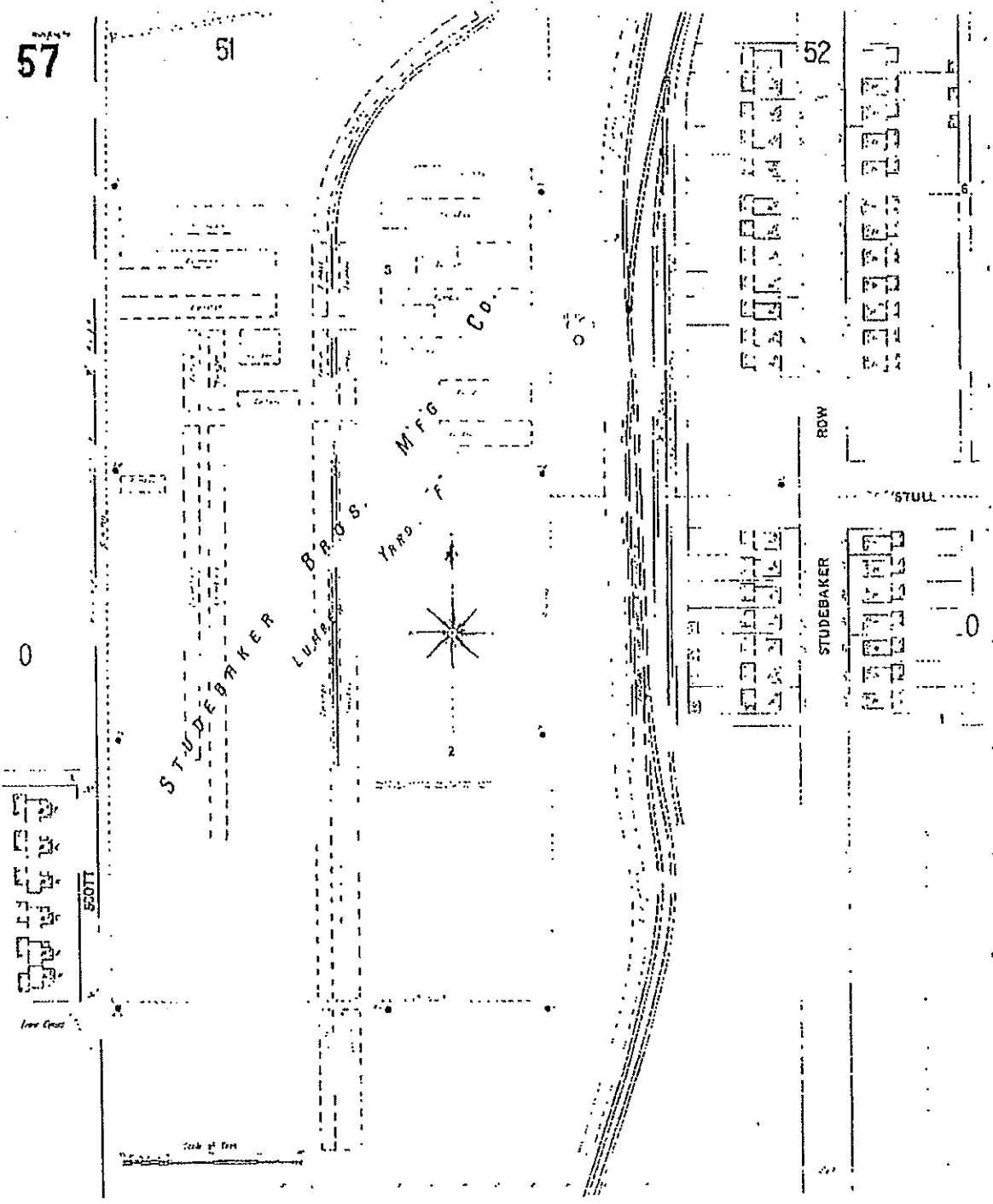
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57

51

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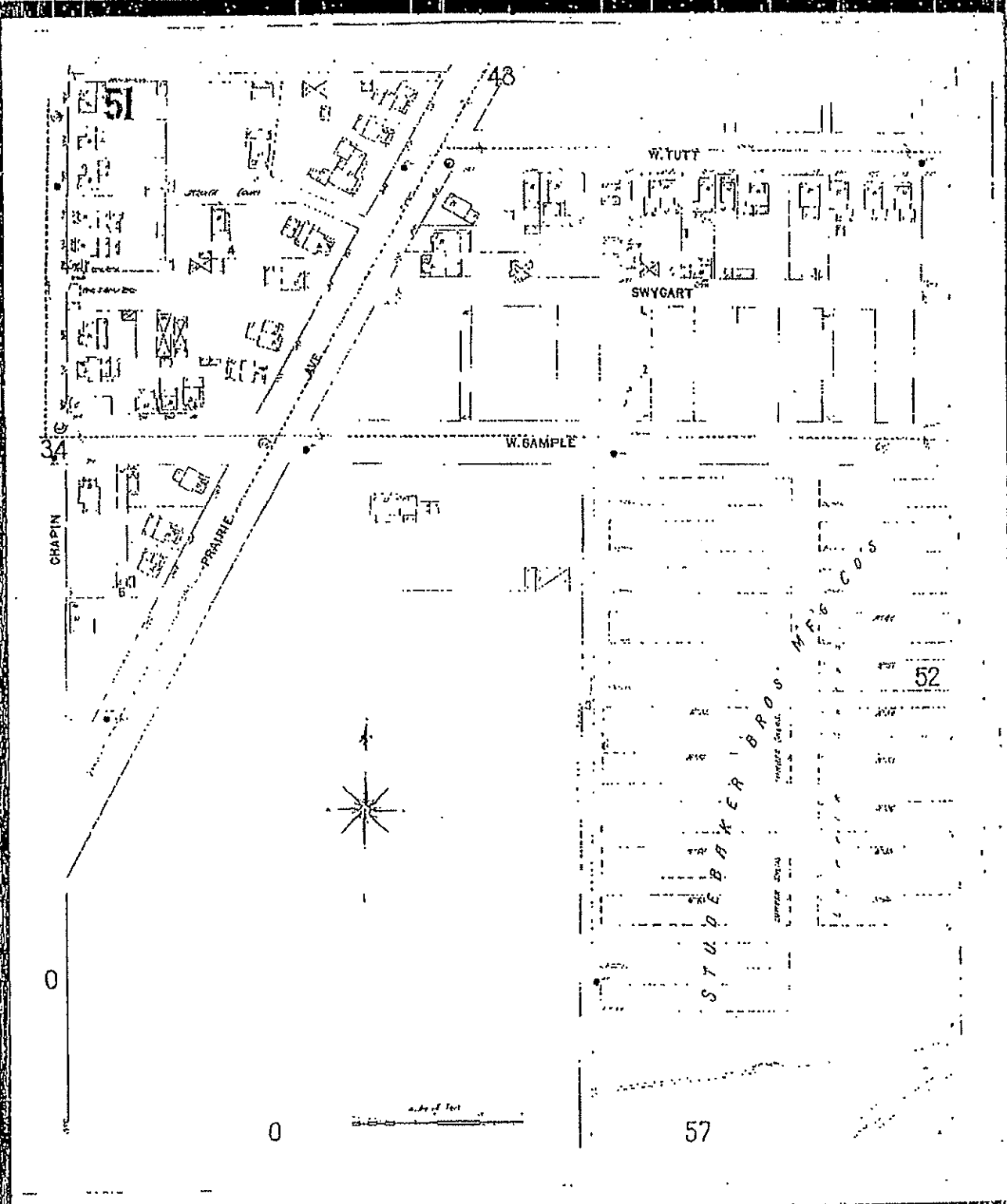


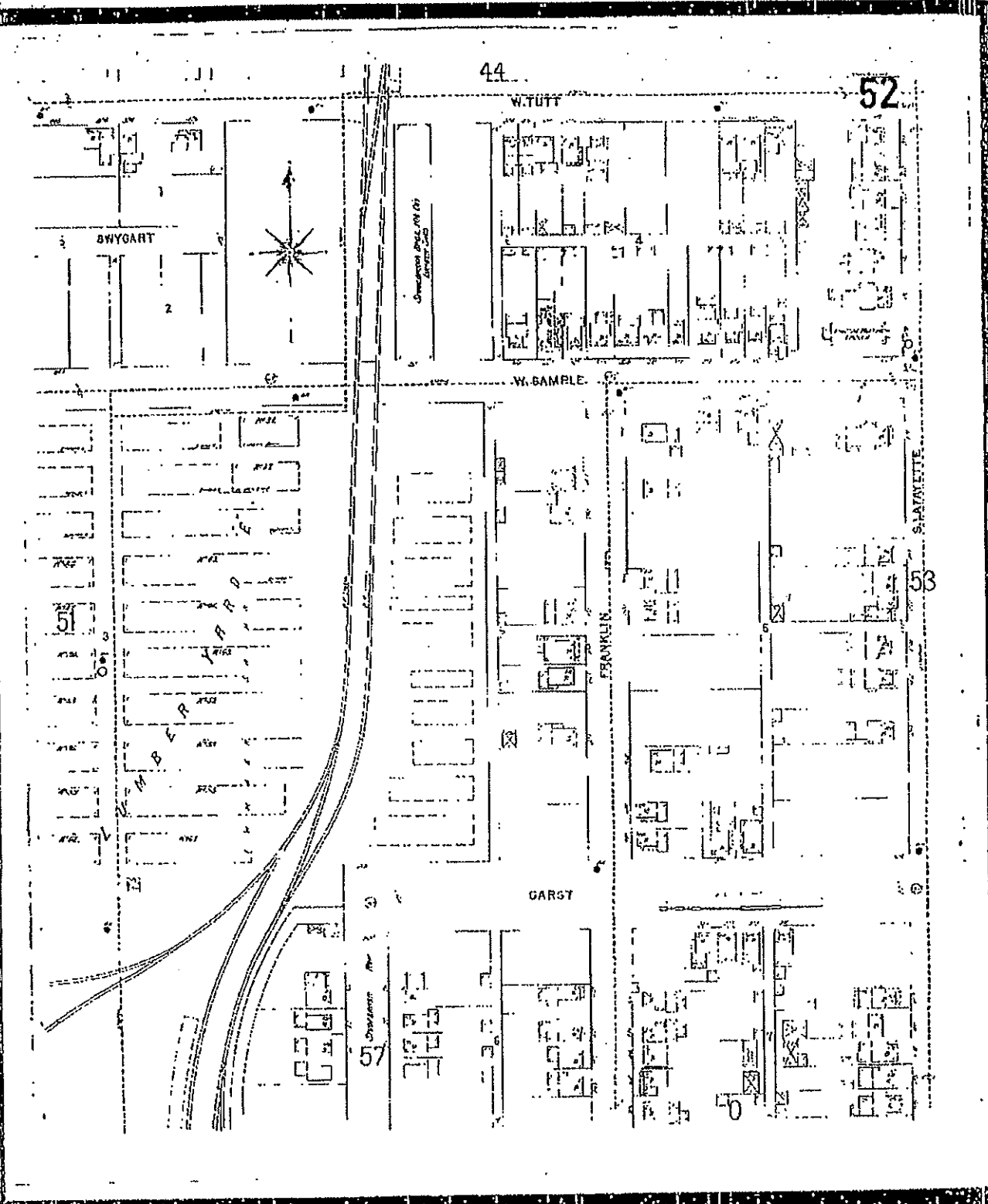
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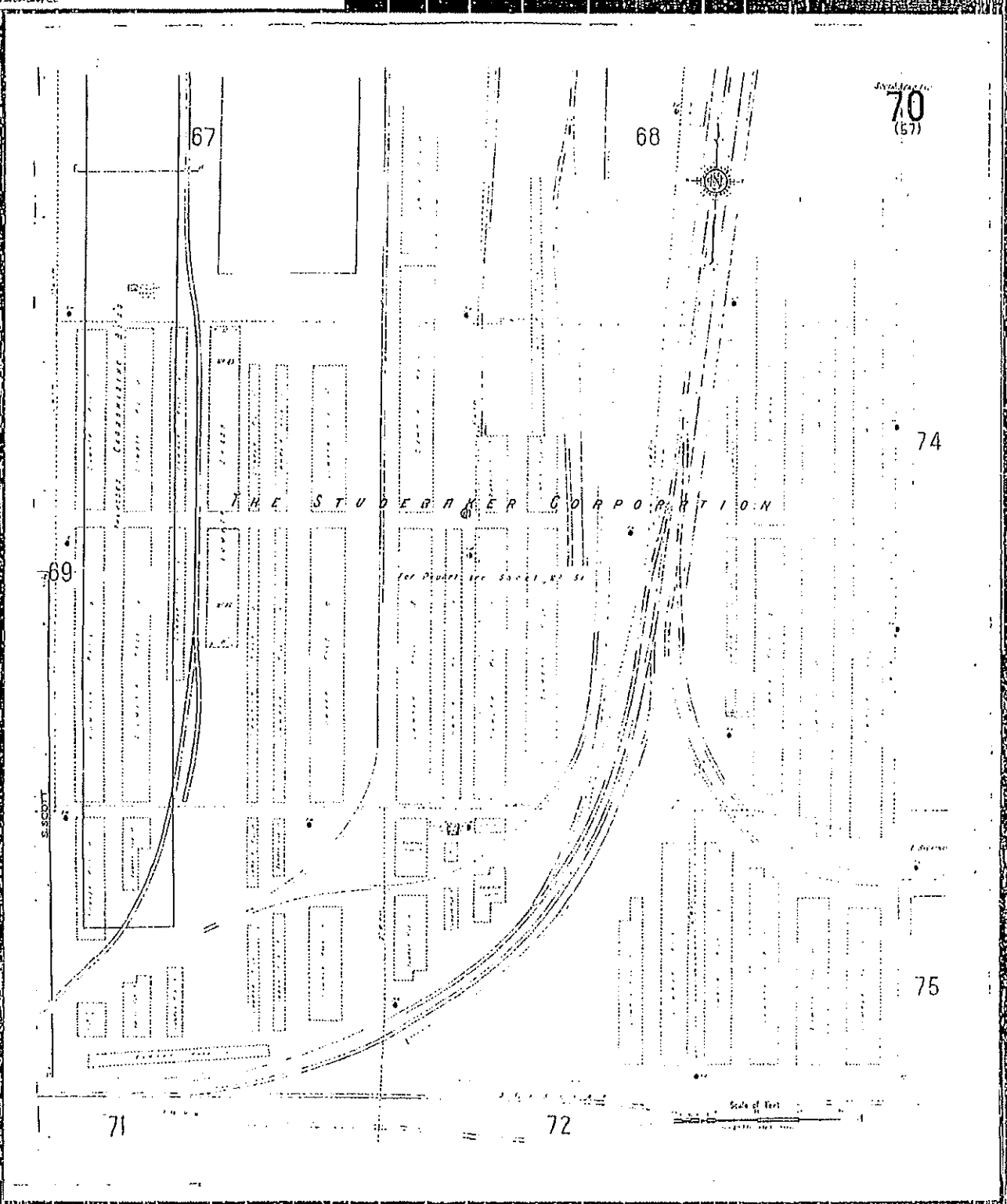
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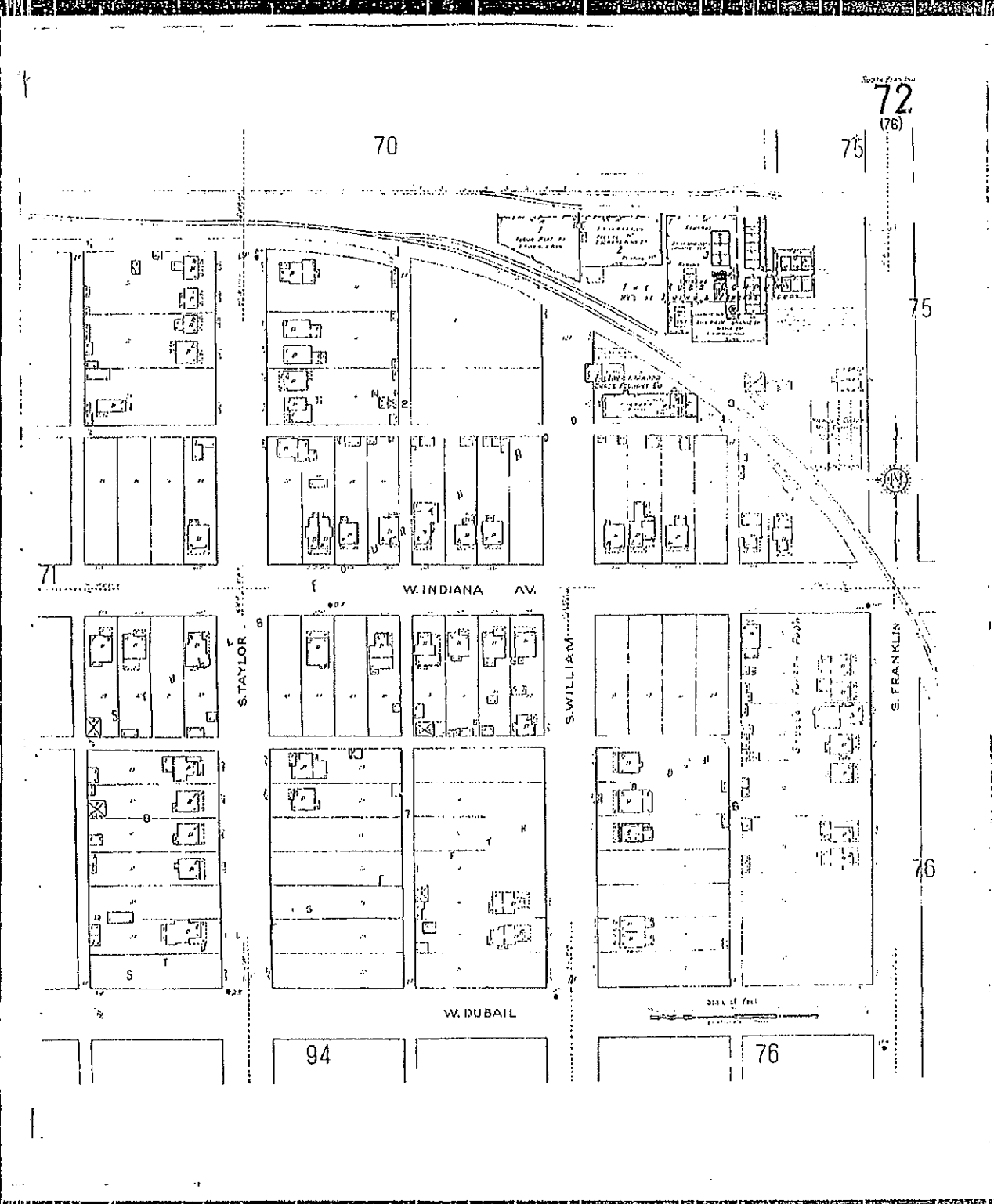



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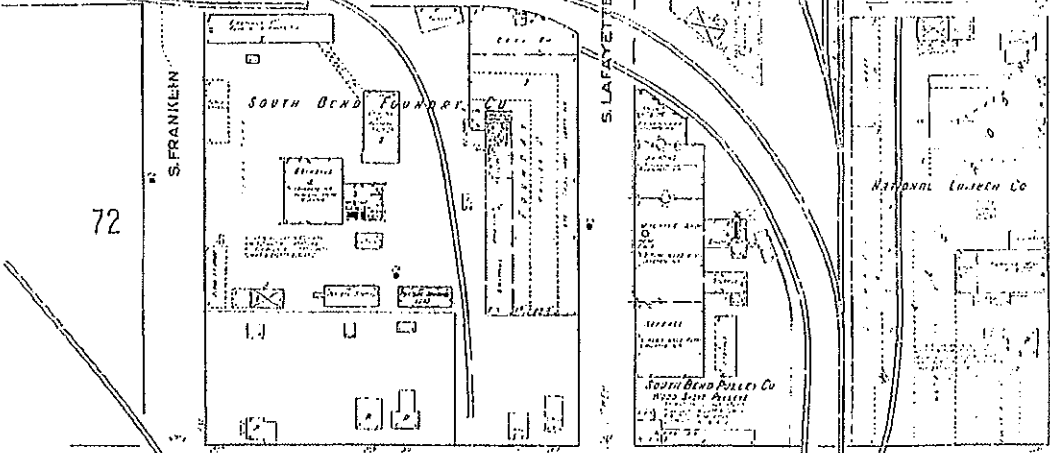
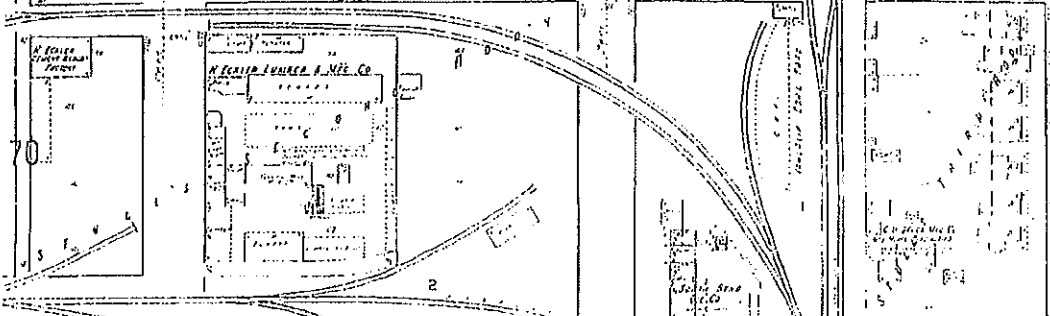
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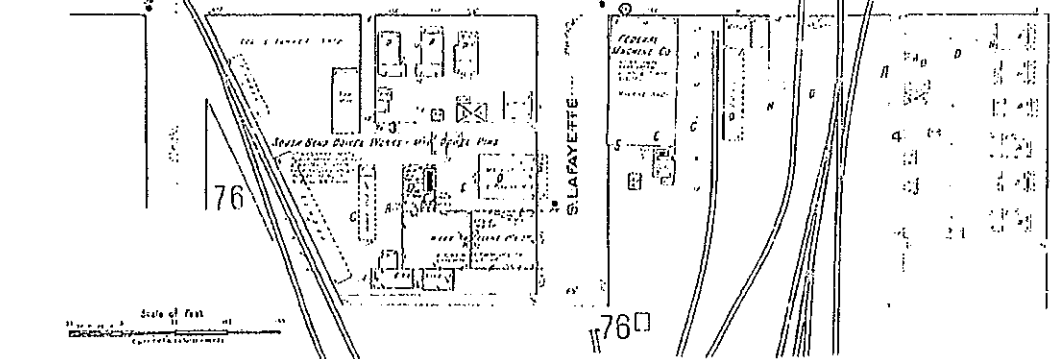
Sheet No. 75
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(74-75-76)

74

W. BROADWAY



W. INDIANA AV.



Scale of Feet
0 10 20 30 40 50

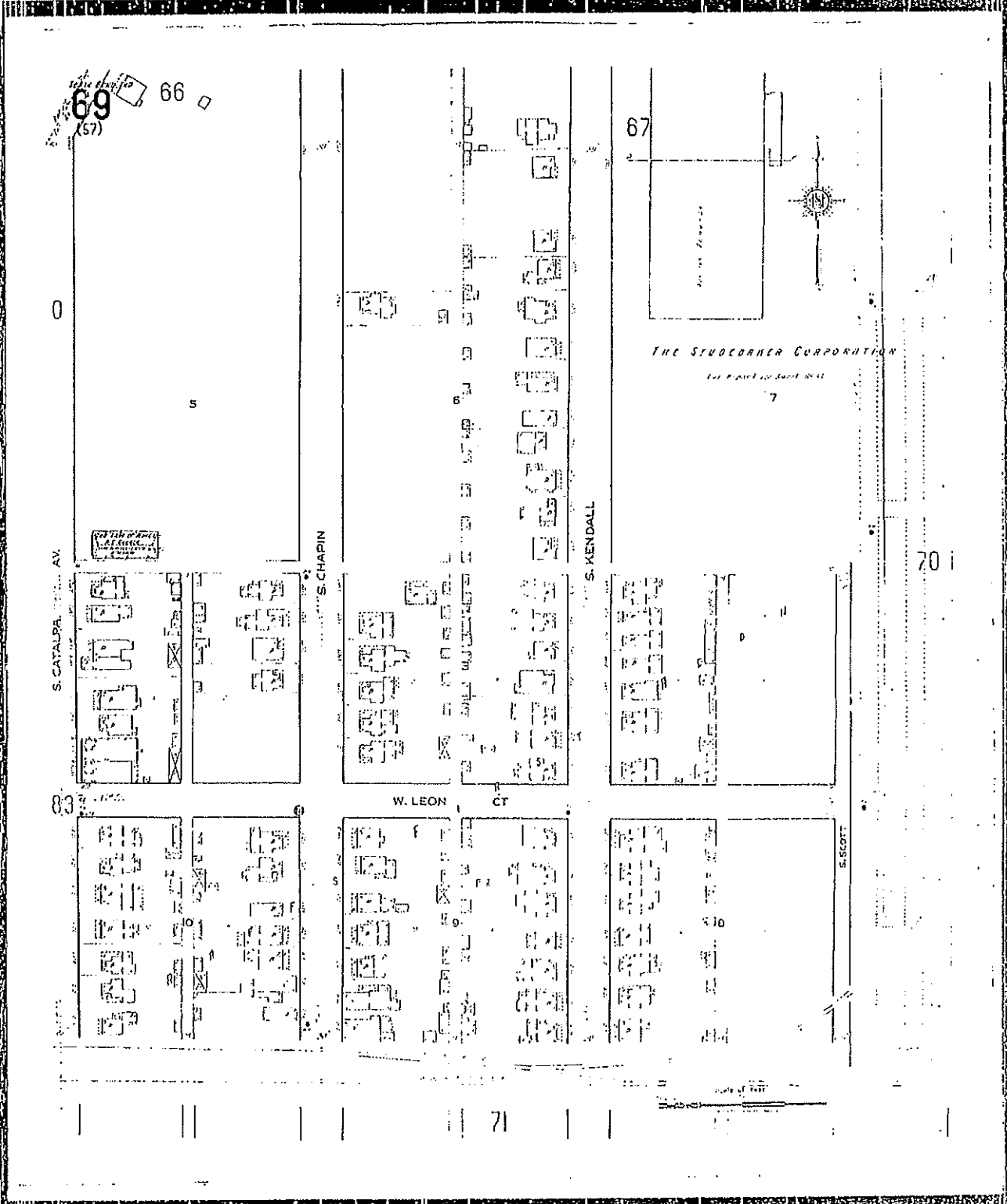
S. MAIN 95



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Year: 1912
L.C.M. Research Associate

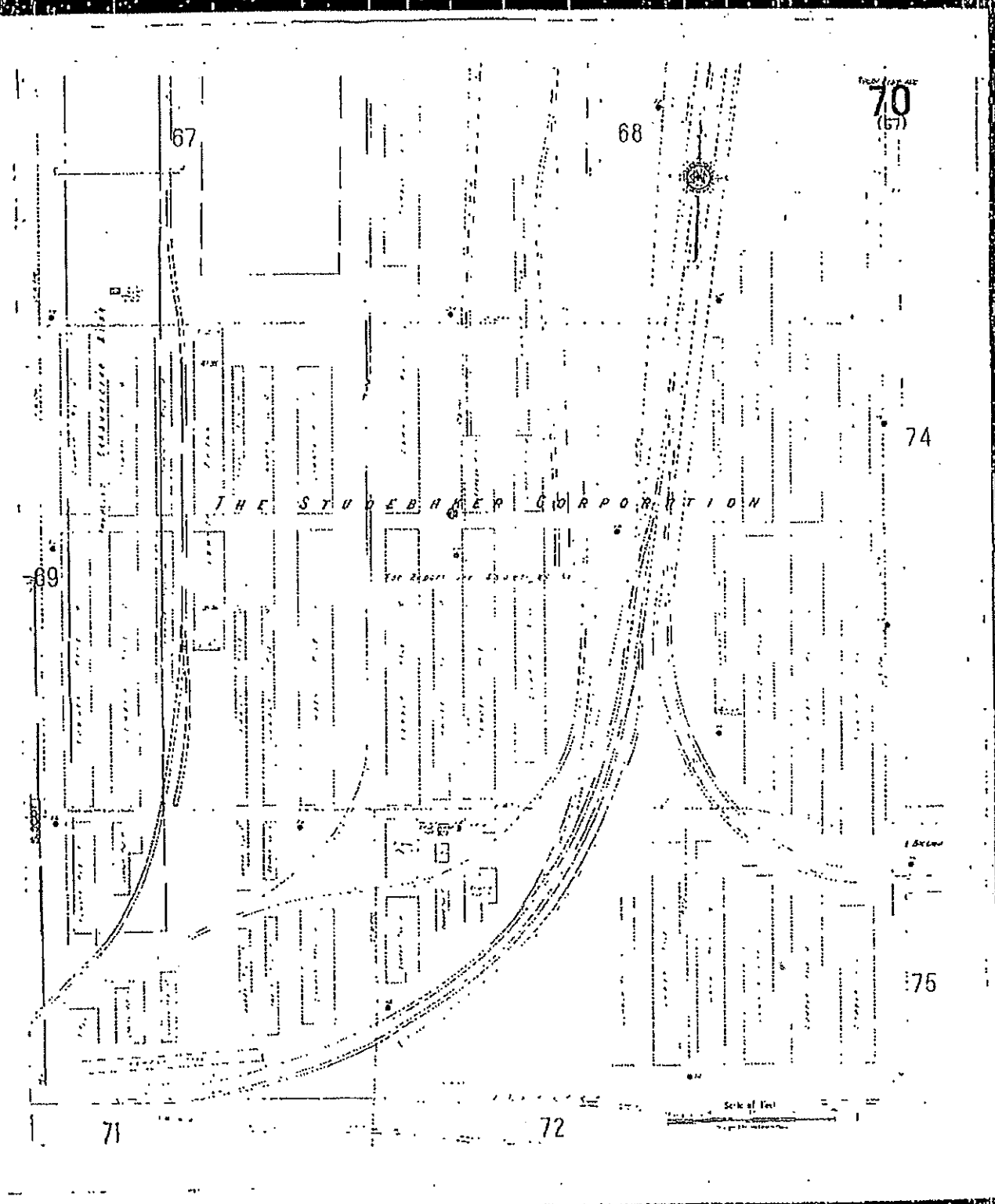
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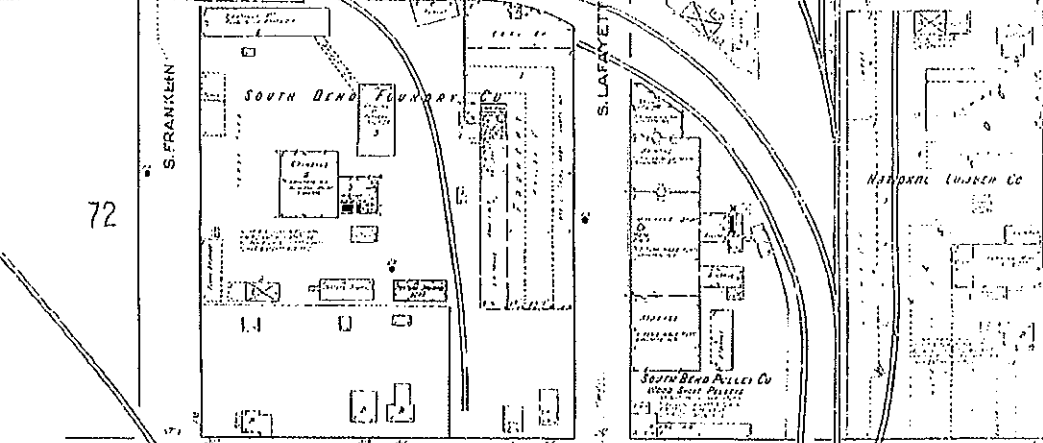
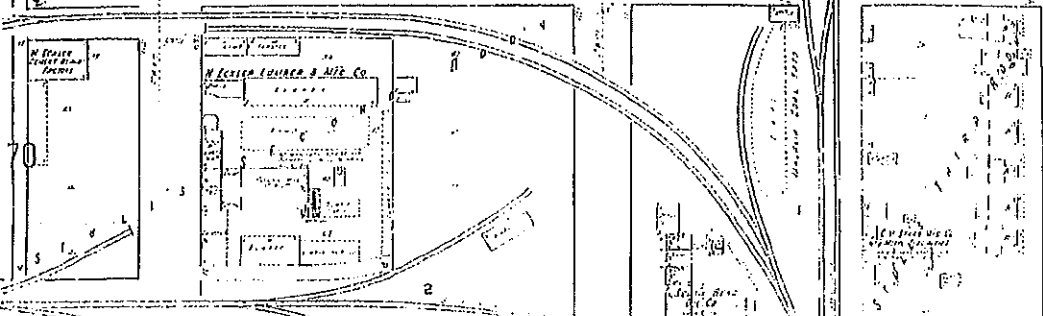
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Sheet 4122 110
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(56-58)
(74-75-76)

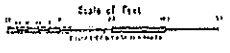
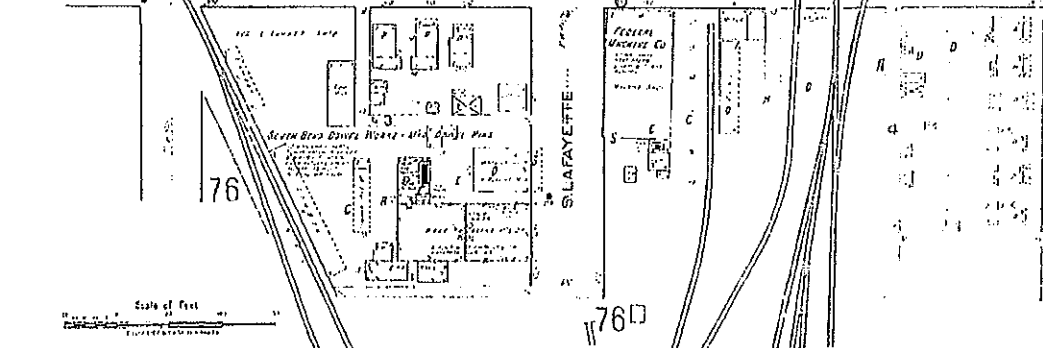
74

W. BROADWAY



W. INDIANA

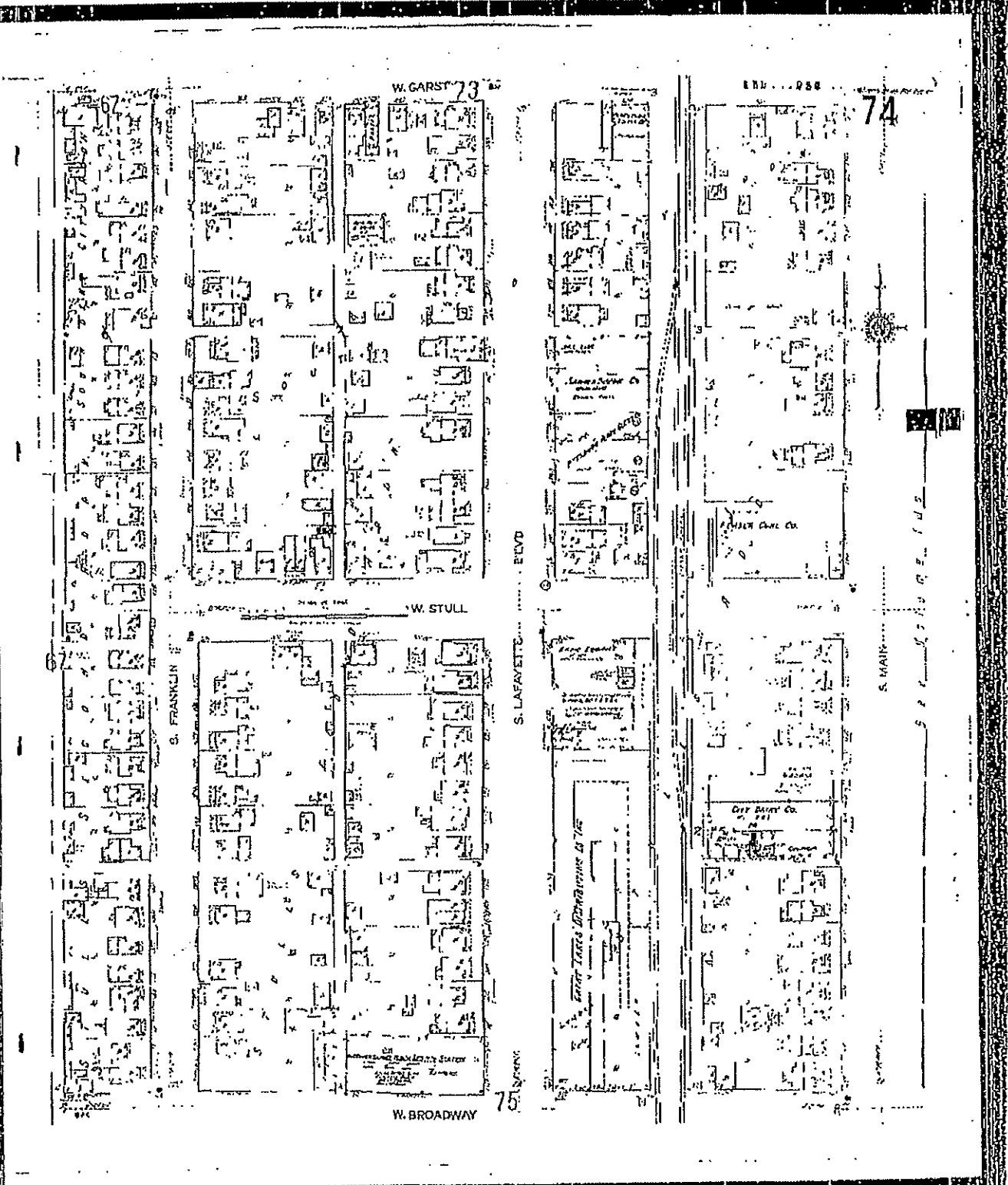
AV.



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75
(50-58)
(74-75-76)

74

W. BROADWAY

H. COLLIER
APPROPRIATE

H. COLLIER
K. L. QUINN & CO.

E. J. HENNING CO.
SPRING & STREET LIGHTS

72

SOUTH BEND FOUNDRY CO.

S. LAFAYETTE BLVD.

W. INDIANA AV.

76
SOUTH BEND STEEL WORKS - THE DONALD PONT

760

Scale of Feet



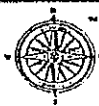
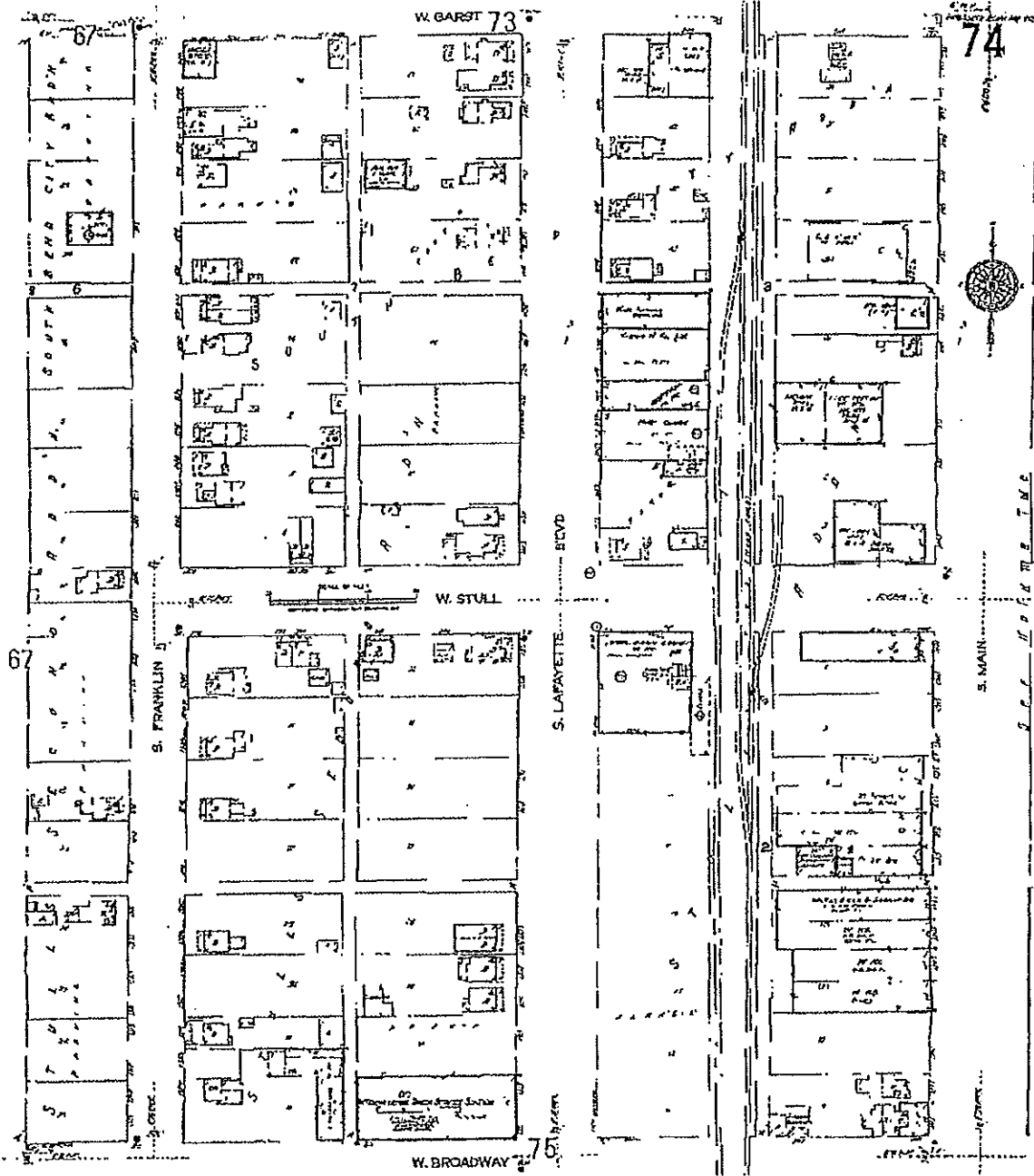
S. MAIN
S. P. U. B. I. C. S. T. W. G.



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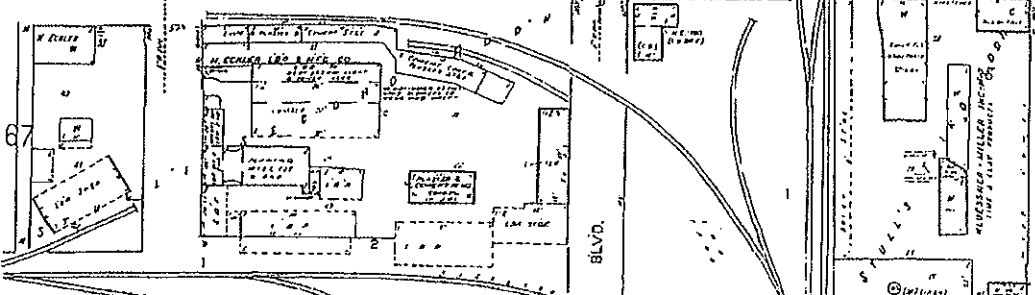
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DATA BOOK (REV. 1952)

75

74

W. BROADWAY



72

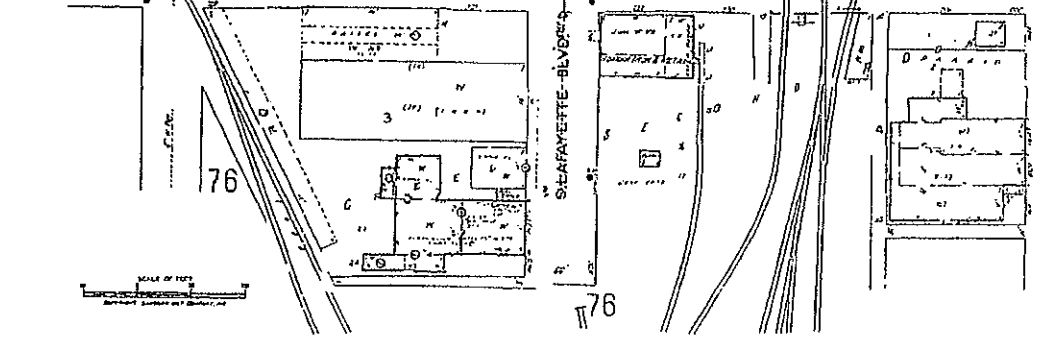
SOUTH BEND FOUNDRY CO.

S. LAFAYETTE BLVD.



S MAIN
SEE PLUMBING TOWER

WINDIANA AV.



76

76

SCALE OF FEET
1" = 100'



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New York, NY 10012

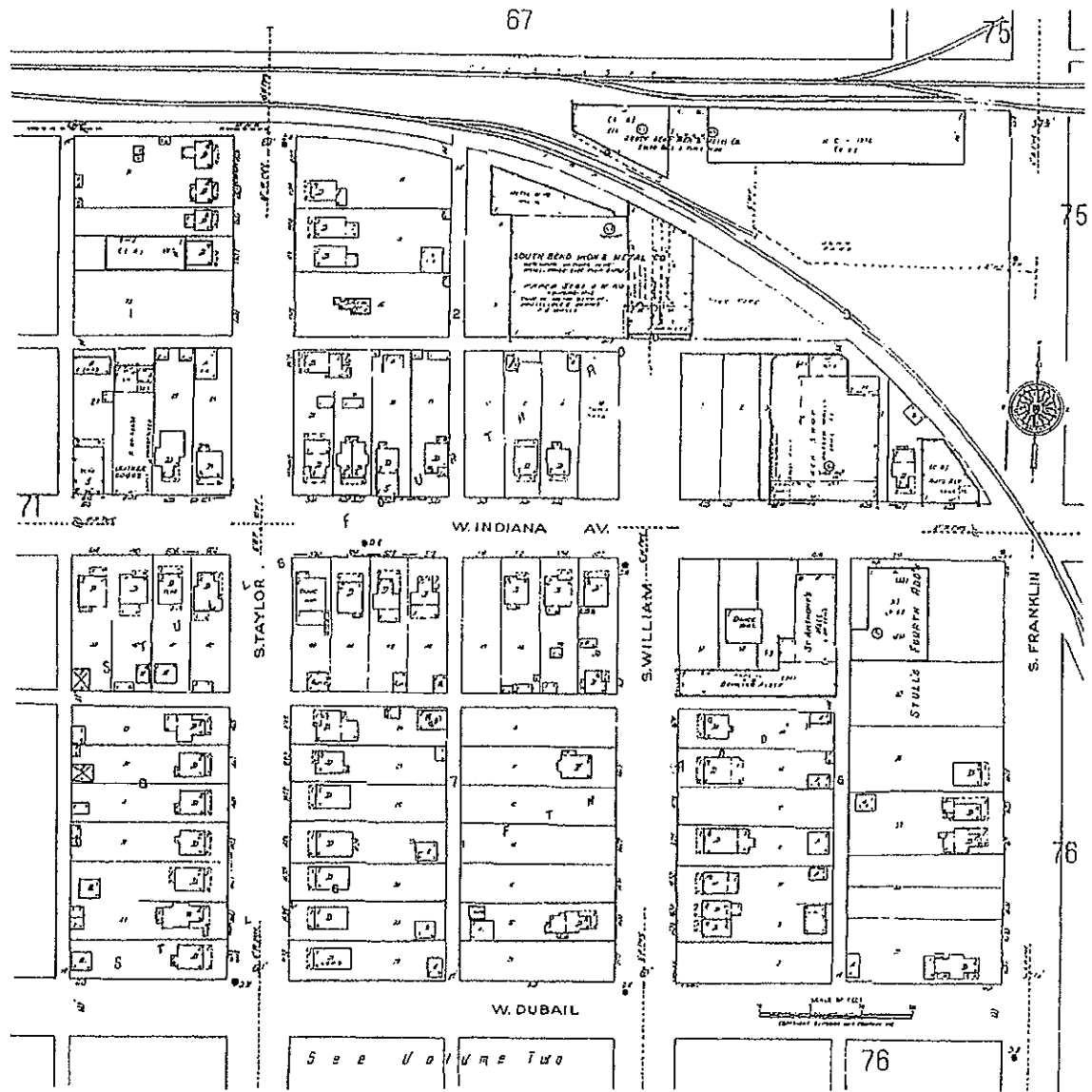
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South Bend 1911
72

67

75

75



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67

(CG-08-0970)

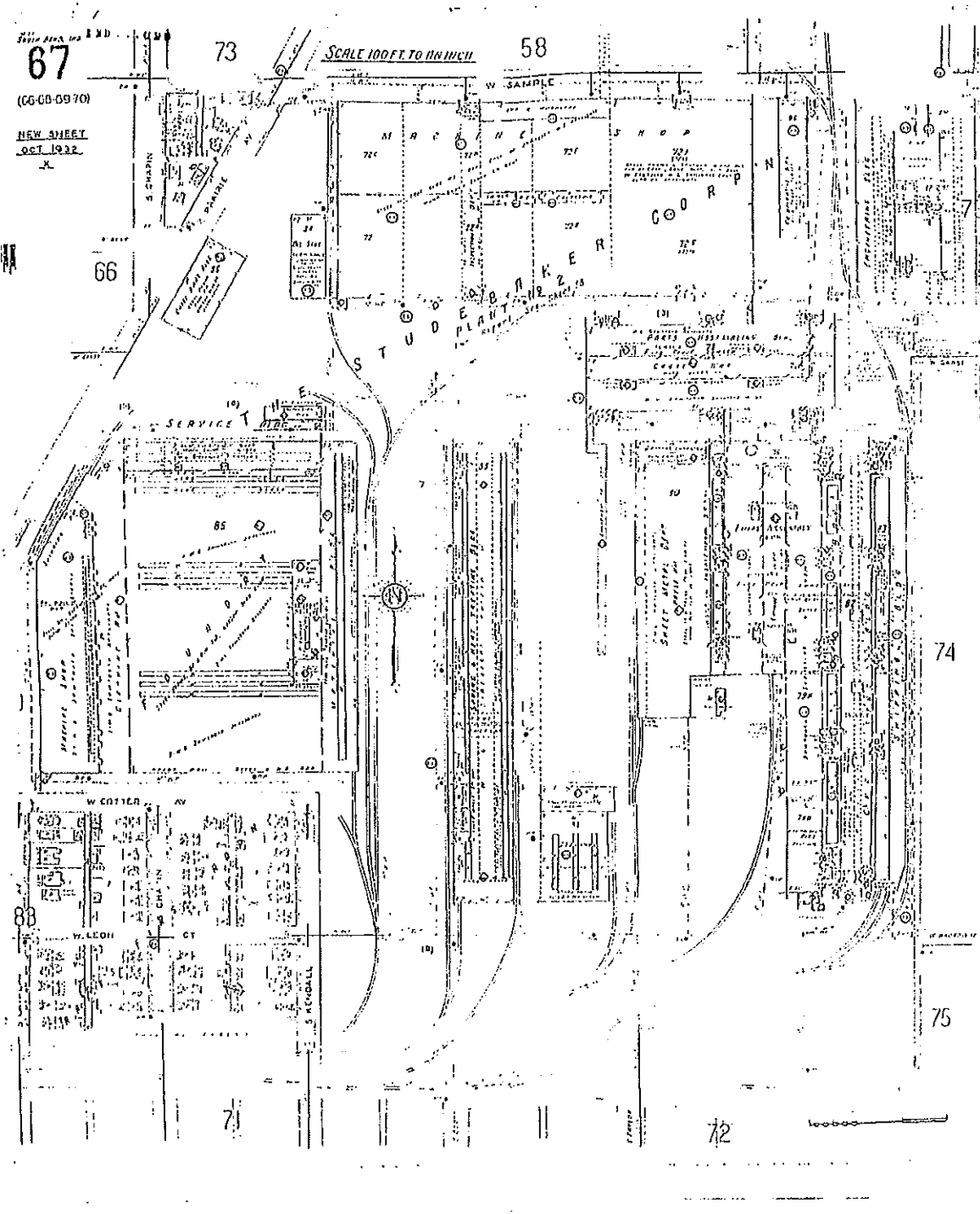
NEW SHEET
OCT. 1932
X

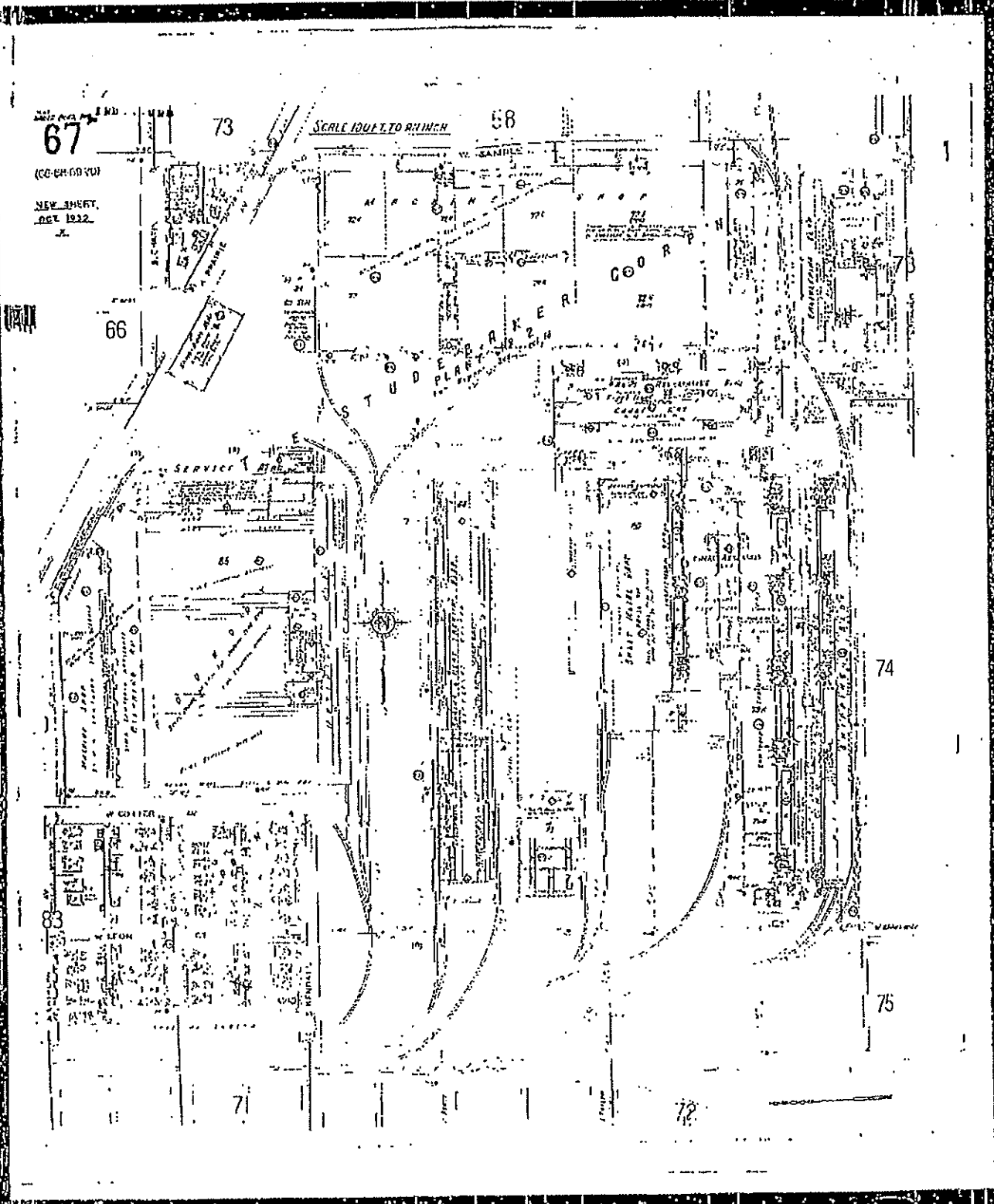
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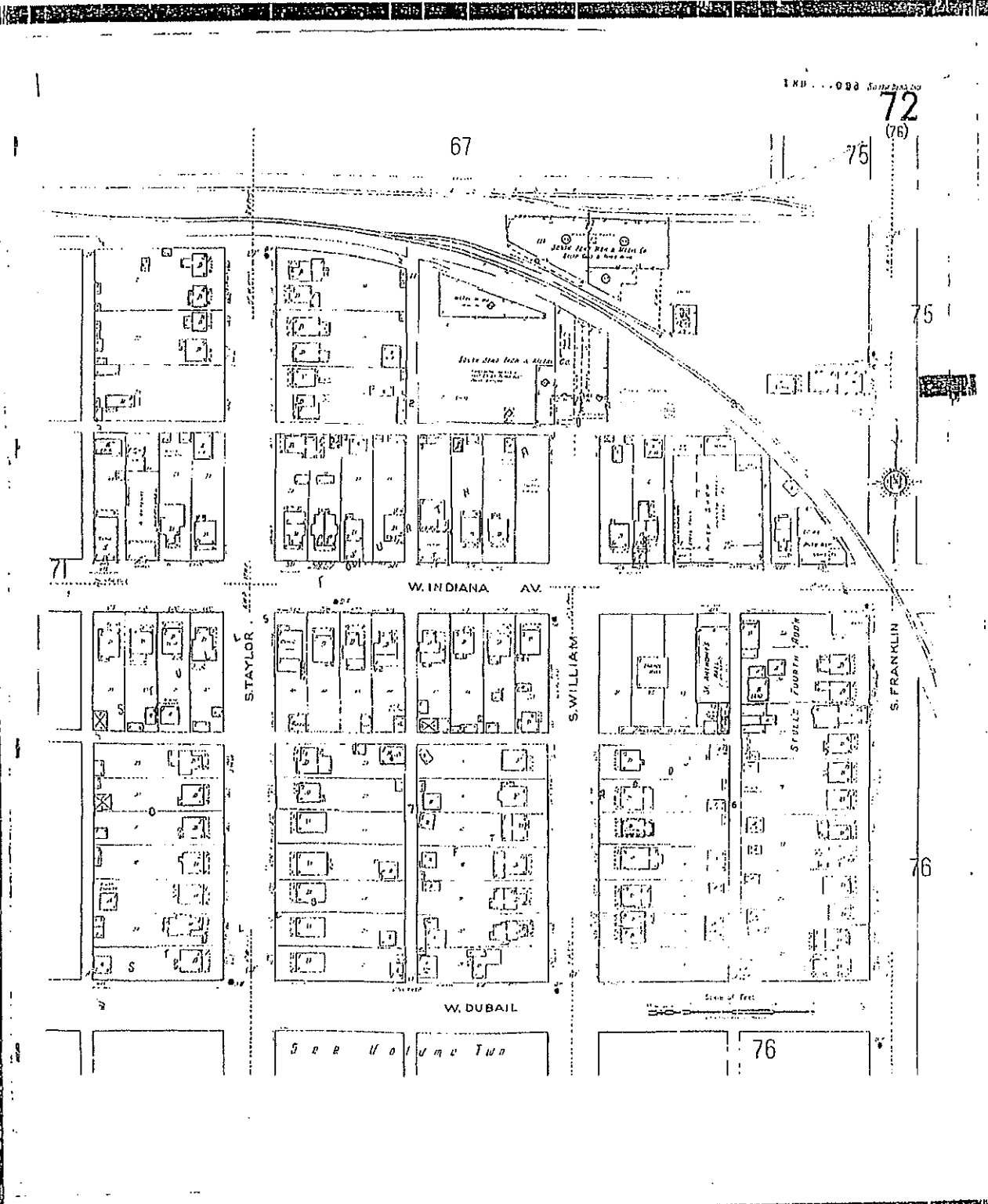
SCALE 100 FT TO AN INCH

58

66



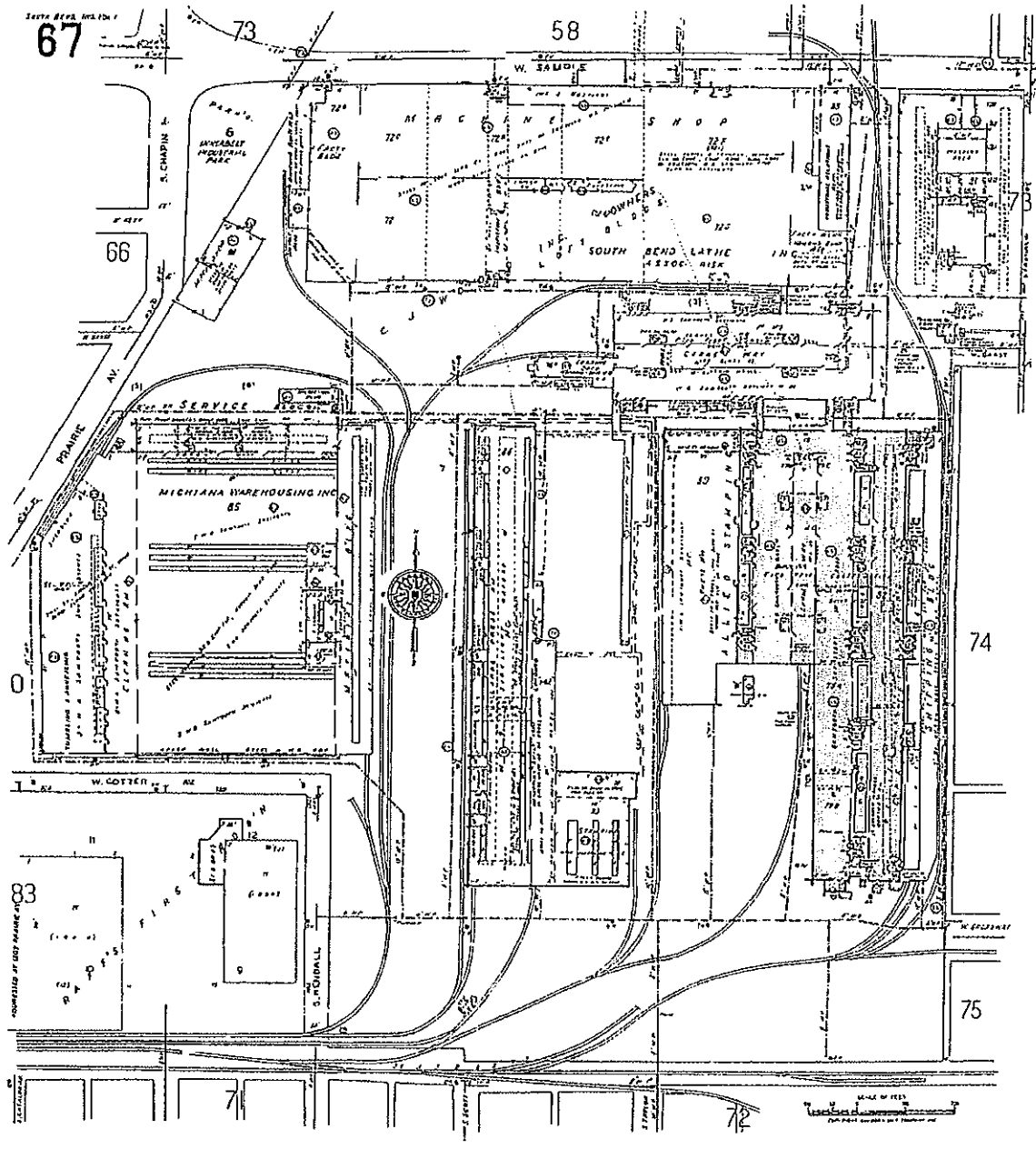




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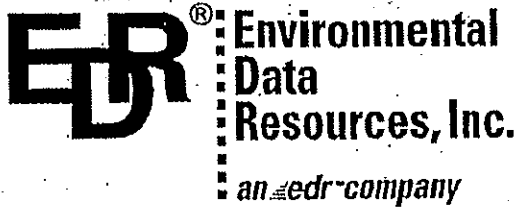
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Ship to: Mike Coonfare

Hull & Associates, Inc.

3401 Glendale Avenue

Toledo, OH 43614

Order Date: 11/9/2000 Completion Date: 11/10/2000

Inquiry #: 562243.5S

P.O. #: sbi002

Site Name: South Bend Stamping, Et Al.

Address: 601 West Broadway

City/State: South Bend, IN 46619

1021545SXM

419-385-2018

Cross Streets: Franklin

Based on client-supplied information, fire insurance maps for the following years were identified

1891 - 1 - map

1893 - 1 - map

1899 - 3 - maps

1917 - 3 - maps

1949 - 2 - maps

1980 - 2 - maps

Total Maps: 12

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- Second Page Electronic Sanborn Map Images USER'S GUIDE
- Third Page Oldest Sanborn Map Image
- Last Page Most recent Sanborn Map Image

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 - 200-250% is the approximate equivalent scale of hardcopy Sanborn Maps.
 - Viewing above 400% will tend to pixelate the display.
- Zooming in on an image:
 - Click on the % in the lower left hand corner and type in ____%.
 - Use the magnifying tool and drag a box around the TP area.

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- To print only the TP area, cut and paste the area from Adobe Acrobat to your word processor.

For Adobe Acrobat Version 3

- Go to the Menu Bar.
- Highlight 'Tools'.
- Highlight 'Select Graphics'.
- Draw a box around the area of interest.
- Go to the Menu Bar.
- Highlight 'Edit'.
- Highlight 'Copy'.
- Go to a word processor such as Microsoft Word and paste. Print from the word processor.

For Adobe Acrobat Version 4

- Go to the Menu Bar.
- Press and hold the 'T' button.
- Choose the Graphics Select Tool.
- Draw a box around the area of interest.
- Go to the Menu Bar.
- Highlight 'Edit'.
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Hull & Associates, Inc.
4900 Parkway Drive
Mason, OH 45040

Order Date: 2/2/2004 **Completion Date:** 2/2/2004

Inquiry #: 1122082.1s

P.O. #: SBI017

Site Name: Adj - Norfolk & Southern/Eckler-Lahey

Address: 1406 S Franklin

City/State: South Bend, IN 46601

Customer Project: SBI017
1061545SXM 513-459-9677

Cross Streets:

Based on client-supplied information, fire insurance maps for the following years were identified

- 1899 - 2 Maps
- 1917 - 2 Maps
- 1949 - 1 Map
- 1980 - 1 Map

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Total Maps: 6

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 - On the menu bar, click "View" and then zoom.
 - Use the magnifying tool and drag a box around the TP area.

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- To print only the TP area, cut and paste the area from Adobe Acrobat to your word processor.

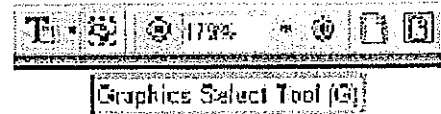
Acrobat Version 4

- Go to the Menu bar
- Press and hold the "T" button
- Choose the Graphics Select Tool
- Draw a box around the area selected
- Go to "Menu"
- Highlight "Edit"
- Highlight "Copy"
- Go to a word processor such as Microsoft Word, paste and print.



Acrobat Version 5

- Go to the Menu bar
- Click the "Graphics Select Tool"
- Draw a box around the area selected
- Go to "Menu"
- Highlight "Edit"
- Highlight "Copy"
- Go to a word processor such as Microsoft Word, paste and print.

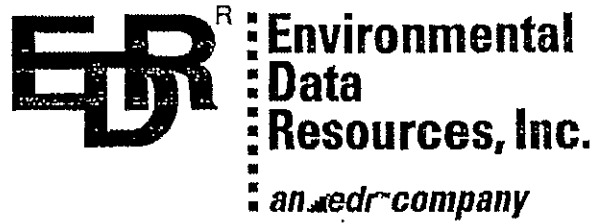


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- Due to file size limitations, certain ISPs, including AOL, may occasionally delay or decline to deliver files. Please contact your ISP to identify their specific file size limitations.

APPENDIX F

Historical Topographic Maps



**The EDR-Historical
Topographic Map
Report**

**South Bend Stamping, Et Al.
601 West Broadway
South Bend, IN 46619**

November 11, 2000

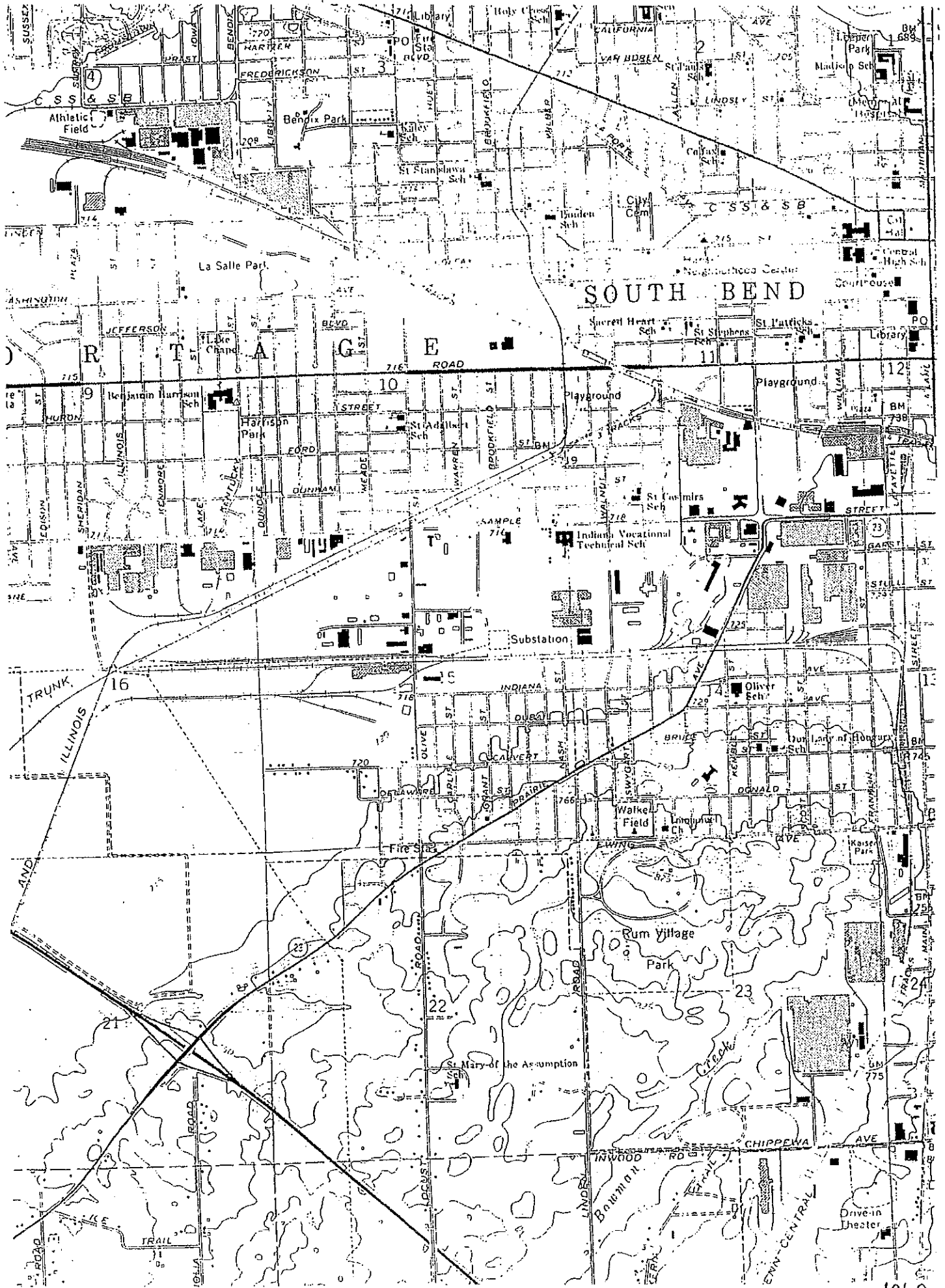
Inquiry Number: 562243-6

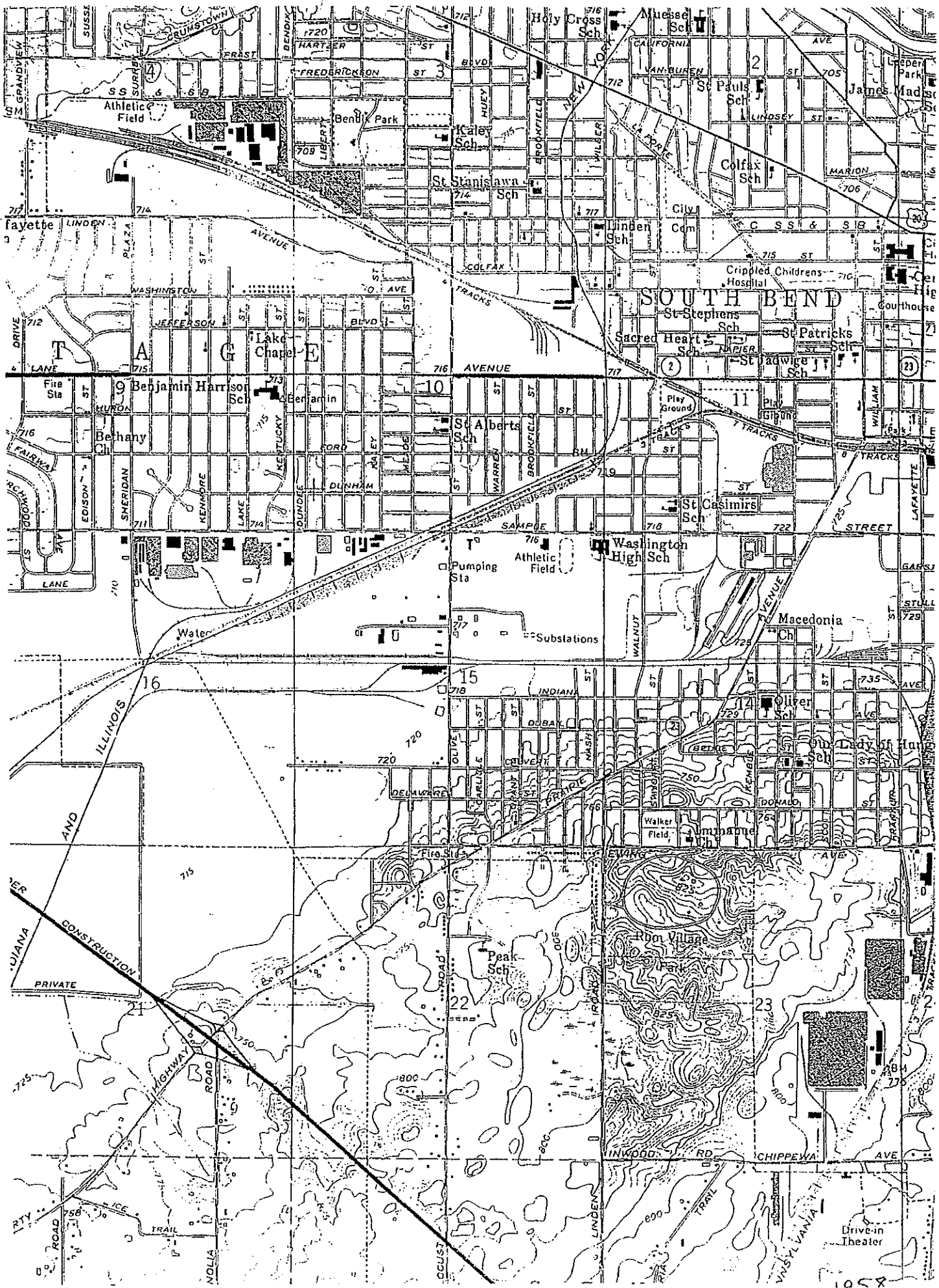
***The Source
For Environmental
Risk Management
Data***

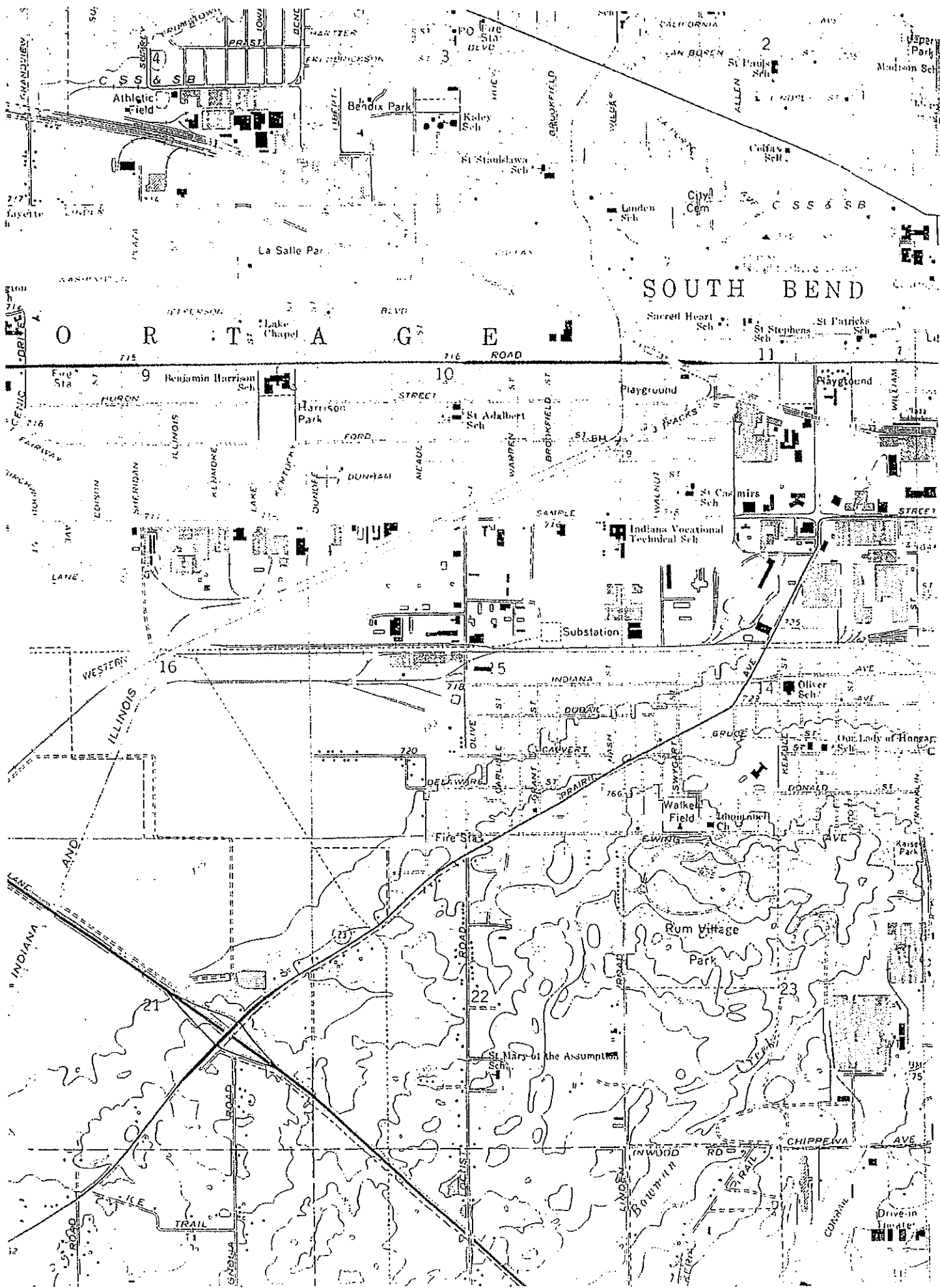
**3530 Post Road
Southport, Connecticut 06490**

Nationwide Customer Service

**Telephone: 1-800-352-0050
Fax: 1-800-231-6802**







SOUTH BEND

O R T A G E

APPENDIX G

Water Well Logs

Record of Water Well

Indiana Department of Natural Resources

Reference Number 72922	Driving directions to well FROM USGS BULLETIN #3, SJ 24-5/ 65 FT. NORTH OF SAMPLE STREET AND 960 FT. WEST OF FRANKLIN STREET		Date completed Jan 01, 1910
Owner-Contractor Owner Driller	Name STUDEBAKER CORP. SMITH-MONROE	Address	Telephone
Construction Details	Use: Depth: 101.0	Drilling method: Pump setting depth:	Pump type: Water quality:
Casing Screen	Length: 57.0 Length: 15.0	Material: Material:	Diameter: 12.0 Diameter: 11.5 Slot size:
Well Capacity Test	Type of test: Drawdown: 10.0 ft.	Test rate: 400.0 gpm for hrs. Static water level: 32.0 ft.	Ball Test rate: gpm for hrs. Baller Drawdown ft.
Grouting Information	Material: Installation Method:	Depth: from to Number of bags used:	
Well Abandonment	Sealing material: Installation Method:	Depth: from to Number of bags used:	
Administrative	County: St. Joseph Section: SW of the SE of the SE of Section 11 Grant Number: Field located by: Courthouse location by: Location accepted w/o verification by: Subdivision name: Ft W of EL: Ground elevation: 724.0 UTM Easting: 561750.0	Township: 37N Range: 2E Topo map: South Bend West on: on: on: Lot number: Ft N of SL: Depth to bedrock: 94.0	Ft E of WL: Ft S of NL: Bedrock elevation: 630.0 Aquifer elevation: UTM Northing: 4612700.0
Well Log	Top	Bottom	Formation
	0.0	28.0	GRAVEL
	28.0	47.0	GRAVEL (#10 SCREEN)
	47.0	68.0	SAND & GRAV (#30 SCREEN SLOT)
	68.0	72.0	SAND (#30 SCREEN SLOT)
	72.0	73.0	CLAY AND STONES
	73.0	88.0	CLAY
	88.0	91.0	SAND (#20 SCREEN SLOT)
	91.0	94.0	HARDPAN
	94.0	101.0	LOWER MISSISSIPPI BLUE SHALE
Comments	PLOTTED ON BEDROCK MAP		

Record of Water Well

Indiana Department of Natural Resources

Reference Number 72811	Driving directions to well		Date completed Dec 09, 1948
Owner-Contractor	Name	Address	Telephone
Owner	STUDEBAKER CORP.	SOUTH BEND, IN	
Driller	LAYNE-NORTHERN COMPANY, INC.	MISHAWAKA, IN	
Operator	L. NESS	License: null	
Construction Details	Use:	Drilling method:	Pump type:
Well	Depth: 68.0	Pump setting depth:	Water quality:
Casing	Length: 38.0	Material:	Diameter: 16.0
Screen	Length: 33.0	Material:	Diameter: Slot size:
Well Capacity Test	Type of test:	Test rate: 470.0 gpm for hrs.	BallTest rate: gpm for hrs.
	Drawdown: ft.	Static water level: ft.	Baller Drawdown ft.
Grouting Information	Material:	Depth: from to	Number of bags used:
	Installation Method:		
Well Abandonment	Sealing material:	Depth: from to	Number of bags used:
	Installation Method:		
Administrative	County: St. Joseph	Township: 37N Range: 2E	
	Section: NE of Section 14	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:	Depth to bedrock:	Bedrock elevation: Aquifer elevation:
	UTM Easting:		UTM Northing:
Well Log	Top	Bottom	Formation

Comments

Record of Water Well

Indiana Department of Natural Resources

Reference Number 72801	Driving directions to well PRAIRIE AVE., 200' S. OF GARST STEEL, FROM USGS BULLETIN #3, SJQ-6B.	Date completed Jan 01, 1921
Owner-Contractor Owner	Name CITY OF SOUTH BEND	Address Telephone
Construction Details Well	Use: Depth: 100.0	Drilling method: Pump setting depth:
Casing	Length:	Water quality:
Screen	Length:	Diameter: Diameter: Slot size:
Well Capacity Test	Type of test: Drawdown: ft.	Test rate: gpm for hrs. Static water level: 19.0 ft.
		Ball Test rate: gpm for hrs. Baller Drawdown ft.
Grouting Information	Material: Installation Method:	Depth: from to Number of bags used:
Well Abandonment	Sealing material: Installation Method:	Depth: from to Number of bags used:
Administrative	County: St. Joseph Section: SW of the NW of the NE of Section 14 Grant Number: Field located by: Courthouse location by: Location accepted w/o verification by: Subdivision name: Ft W of EL: Ground elevation: 718.0 UTM Easting: 561400.0	Township: 37N Range: 2E Topo map: South Bend West on: on: on: Lot number: Ft E of WL: Bedrock elevation: 618.0 Aquifer elevation: UTM Northing: 4612400.0
Well Log	Top 0.0 70.0 89.0 100.0	Bottom 70.0 89.0 100.0 0.0
		Formation S&G CLAY FN SAND SHALE
Comments	BEDROCK MAP.	

Record of Water Well

Indiana Department of Natural Resources

Reference Number 72816	Driving directions to well		Date completed Oct 29, 1948
Owner-Contractor Owner Driller Operator	Name STUDEBAKER CORP. LAYNE-NORTHERN COMPANY, INC. LLOYD NESS	Address MISHAWAKA, IN License: null	Telephone
Construction Details	Use: INDUSTRIAL	Drilling method:	Pump type:
Well	Depth: 81.0	Pump setting depth:	Water quality:
Casing	Length: 57.0	Material:	Diameter: 12.0
Screen	Length: 14.0	Material:	Diameter: Slot size:
Well Capacity Test	Type of test:	Test rate: 250.0 gpm for hrs.	Bail Test rate: gpm for hrs.
	Drawdown: ft.	Static water level: 38.0 ft.	Baller Drawdown: ft.
Grouting Information	Material:	Depth: from to	Number of bags used:
	Installation Method:		
Well Abandonment	Sealing material:	Depth: from to	Number of bags used:
	Installation Method:		
Administrative	County: St. Joseph	Township: 37N Range: 2E	
	Section: NW of the NE of the NE of Section 14	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 numbers:	
	Ft W of EL:	Ft N of SL:	Ft E of WL: Ft S of NL:
	Ground elevation: 725.0	Depth to bedrock:	Bedrock elevation: Aquifer elevation:
	UTM Eastings:		UTM Northing:
Well Log	Top	Bottom	Formation
Comments	PLOTTED ON BASE MAP. WELL IN 10' PIT.		

APPENDIX H

FirstSearch Report

FirstSearch Technology Corporation

Environmental FirstSearch™ Report

TARGET PROPERTY:

SOUTH BEND IN 46613

Job Number: SB1037

PREPARED FOR:

Hull and Associates, Inc.
6330 East 75th Street, Suite 176
Indianapolis, IN 46250

11-09-06



Tel: (317) 823-3500

Fax: (317) 823-3535

**Environmental FirstSearch
Search Summary Report**

Target Site:

SOUTH BEND IN 46613

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	08-08-06	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	08-08-06	0.50	0	0	0	0	-	0	0
CERCLIS	Y	09-11-06	0.50	0	1	0	0	-	0	1
NFRAP	Y	09-11-06	0.50	0	0	0	0	-	0	0
RCRA COR ACT	Y	04-16-06	1.00	0	0	0	0	2	0	2
RCRA TSD	Y	04-16-06	0.50	0	0	0	0	-	0	0
RCRA GEN	Y	04-16-06	0.25	0	1	4	-	-	0	5
Federal IC / EC	Y	07-17-06	0.25	0	1	0	-	-	0	1
ERNS	Y	12-31-05	0.25	0	0	0	-	-	0	0
Tribal Lands	Y	12-01-05	1.00	0	0	0	0	0	0	0
State/Tribal Sites	Y	05-30-06	1.00	0	1	0	0	1	0	2
State Spills 90	Y	03-01-06	0.25	0	1	0	-	-	0	1
State/Tribal SWL	Y	10-02-06	0.50	0	0	0	0	-	0	0
State/Tribal LUST	Y	09-26-06	0.50	0	2	2	8	-	0	12
State/Tribal UST/AST	Y	06-14-06	0.25	0	1	3	-	-	0	4
State/Tribal EC	Y	NA	0.25	0	0	0	-	-	0	0
State/Tribal IC	Y	09-01-06	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	09-01-06	0.50	0	1	0	3	-	0	4
State/Tribal Brownfields	Y	09-01-06	0.50	0	0	0	0	-	0	0
Wetlands	Y	11-20-00	0.50	0	0	0	0	-	0	0
- TOTALS -				0	9	9	11	3	0	32

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:	11-09-06	Search Type:	COORD
Requestor Name:	Sarah Webb/Hull/cp	Job Number:	SB1037
Standard:	ASTM-05		Filtered Report

TARGET ADDRESS:
SOUTH BEND IN 46613

Demographics

Sites: 32	Non-Geocoded: 0	Population: NA
Radon: 0.5 - 7.7 PCI/L		

Site Location

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>	<u>UTMs</u>
Longitude:	-86.25731	-86:15:26	Easting: 561836.613
Latitude:	41.65941	41:39:34	Northing: 4612015.426
			Zone: 16

Comment

Comment: NORFOLK SOUTHER-ECKLER -LANEY

Additional Requests/Services

Adjacent ZIP Codes: 1 Mile(s)					Services:																																													
<table border="1"> <thead> <tr> <th>ZIP Code</th> <th>City Name</th> <th>ST</th> <th>Dist/Dir</th> <th>Sel</th> </tr> </thead> <tbody> <tr> <td>46601</td> <td>SOUTH BEND</td> <td>IN</td> <td>0.00 --</td> <td>Y</td> </tr> <tr> <td>46614</td> <td>SOUTH BEND</td> <td>IN</td> <td>0.61 SE</td> <td>Y</td> </tr> <tr> <td>46619</td> <td>SOUTH BEND</td> <td>IN</td> <td>0.44 NW</td> <td>Y</td> </tr> </tbody> </table>					ZIP Code	City Name	ST	Dist/Dir	Sel	46601	SOUTH BEND	IN	0.00 --	Y	46614	SOUTH BEND	IN	0.61 SE	Y	46619	SOUTH BEND	IN	0.44 NW	Y	<table border="1"> <thead> <tr> <th></th> <th>Requested?</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Sanborns</td> <td>No</td> <td></td> </tr> <tr> <td>Aerial Photographs</td> <td>No</td> <td></td> </tr> <tr> <td>Historical Topos</td> <td>Yes</td> <td>11-09-06</td> </tr> <tr> <td>City Directories</td> <td>No</td> <td></td> </tr> <tr> <td>Title Search/Env Liens</td> <td>No</td> <td></td> </tr> <tr> <td>Municipal Reports</td> <td>No</td> <td></td> </tr> <tr> <td>Online Topos</td> <td>No</td> <td></td> </tr> </tbody> </table>			Requested?	Date	Sanborns	No		Aerial Photographs	No		Historical Topos	Yes	11-09-06	City Directories	No		Title Search/Env Liens	No		Municipal Reports	No		Online Topos	No	
ZIP Code	City Name	ST	Dist/Dir	Sel																																														
46601	SOUTH BEND	IN	0.00 --	Y																																														
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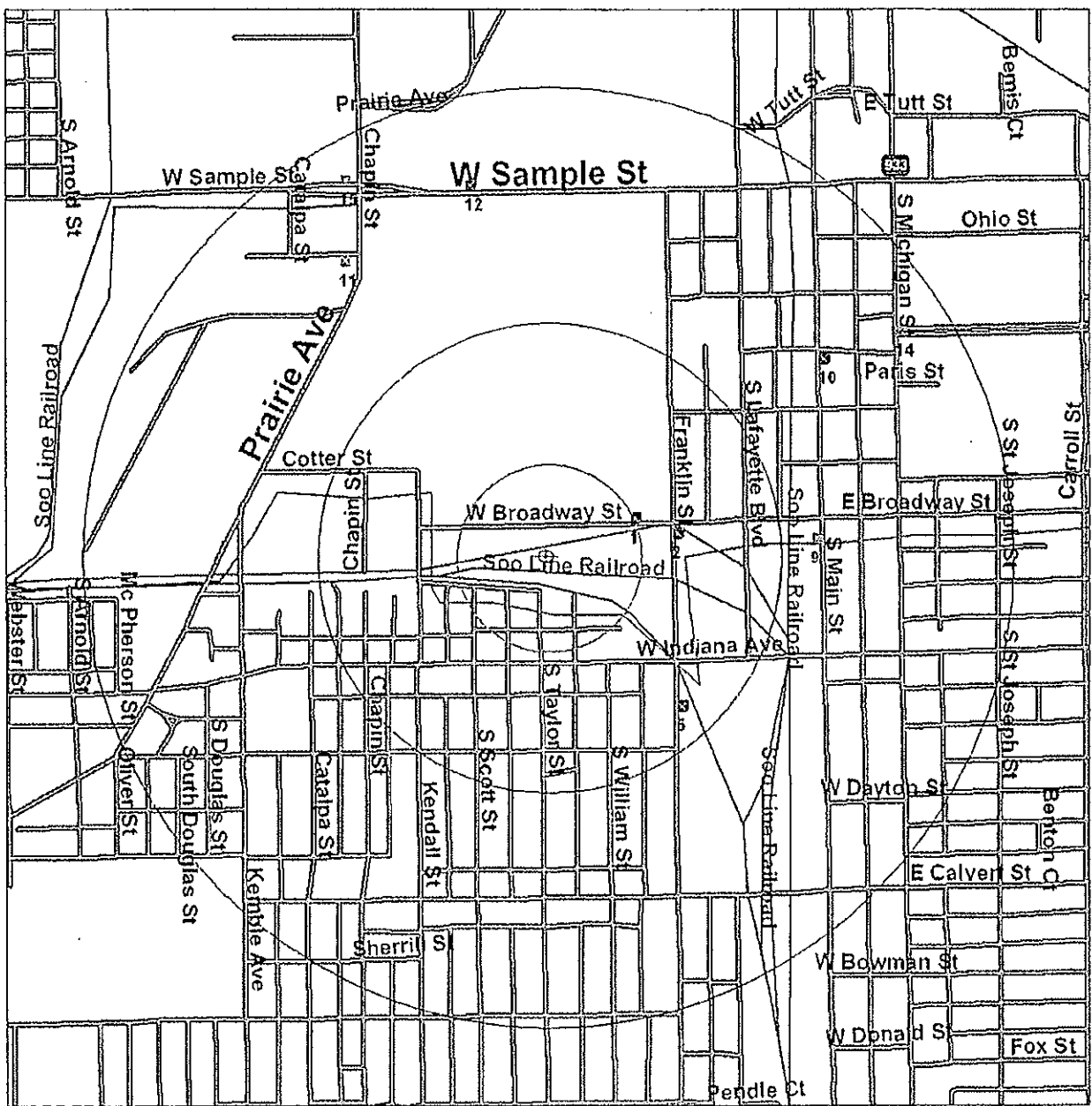


Environmental FirstSearch

.5 Mile Radius
ASTM-05: Multiple Databases

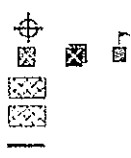


, SOUTH BEND IN 46613



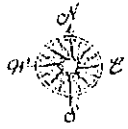
Source: 2002 U.S. Census TIGER Files

- Target Site (Latitude: 41.65941 Longitude: -86.25731)
- Identified Site, Multiple Sites, Receptor
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
- Triballand
- Railroads
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius



Wetlands





Environmental FirstSearch
 .25 Mile Radius
 ASTM-05: SPILLS90, RCRA GEN, ERNS, UST
 , SOUTH BEND IN 46613



Source: 2002 U.S. Census TIGER Files

- Target Site (Latitude: 41.65941 Longitude: -86.25731)
 - Identified Site, Multiple Sites, Receptor
 - NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
Triballand
 - Railroads
 - Wetlands
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft Radius

**Environmental FirstSearch
Sites Summary Report**

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

TOTAL: 32

GEOCODED: 32

NON GEOCODED: 0

SELECTED: 0

Page No.	DB Type	Site Name/ID/Status	Address	Dist/Dir	Map ID
1	CERCLIS	SOUTH BEND STAMPING INN000509143/NOT PROPOSED	601 WEST BROADWAY ST. SOUTH BEND IN 46601	0.10 NE	1
1	FEDBROWNFIELD	FORMER SOUTH BEND STAMPING PLANT P 69597365-1/EPA BROWNFIELD	601 W. BROADWAY AVENUE SOUTH BEND IN 46613	0.10 NE	1
2	LUST	ALLIED PRODUCTS CORPORATION 199012535	601 W BROADWAY SOUTH BEND IN 46613	0.10 NE	1
3	LUST	ALLIED PRODUCTS CORPORATION 199008539	601 W BROADWAY SOUTH BEND IN 46613	0.10 NE	1
4	RCRAGN	SOUTH BEND STAMPING INC IND005938014/LGN	601 W BROADWAY SOUTH BEND IN 46613	0.10 NE	1
6	SPILLS	INDUSTRIAL 200407078	601 WEST BROADWAY SOUTH BEND IN 46601	0.10 NE	1
7	STATE	ALLIED PRODUCTS 6950501	601 W. BROADWAY SOUTH BEND IN 46613	0.10 NE	1
7	UST	ALLIED PRODUCTS CORPORATION 10470	601 W BROADWAY SOUTH BEND IN 46613	0.10 NE	1
8	VCP	ALLIED PRODUCTS VRP-6950501/TERMINATED	601 W. BROADWAY SOUTH BEND IN 46613	0.10 NE	1
9	LUST	ECKLER LAHEY LUMBER COMPANY 199404513	1406 S FRANKLIN ST SOUTH BEND IN 46613	0.14 NE	2
10	UST	ECKLER LAHEY LUMBER COMPANY 18914	1406 S FRANKLIN ST SOUTH BEND IN 46613	0.14 NE	2
11	RCRAGN	SHERMAN CLEANERS IND981791049/VGN	702 W INDIANA SOUTH BEND IN 46613	0.15 SW	3
12	RCRAGN	KEENER PRINTING INR000000729/VGN	411 W INDIANA AVE SOUTH BEND IN 46613	0.17 SE	4
13	LUST	ALCON BUILDING PRODUCTS 199511521	1702 S FRANKLIN ST SOUTH BEND IN 46613	0.21 SE	5
14	UST	ALCON BUILDING PRODUCTS 19747	1702 S FRANKLIN ST SOUTH BEND IN 46613	0.21 SE	5
15	RCRAGN	ZIOLKOWSKI CONSTRUCTION IND984941815/VGN	1319 S LAFAYETTE BLVD SOUTH BEND IN 46601	0.22 NE	6
17	RCRAGN	THE RIDGE CO IND187738323/VGN	1601 S LAFAYETTE ST SOUTH BEND IN 46613	0.23 SE	7
19	UST	LOT 10 STUDEBAKER CORRIDOR 19015	1424 S LAFAYETTE ST SOUTH BEND IN 46613	0.23 SE	8
19	LUST	OLD FORT BUILDING SUPPLY 199102511	1401 S MAIN SOUTH BEND IN	0.29 NE	9
20	LUST	JERRY S U-SERV INC 199302528	1130 S MAIN ST SOUTH BEND IN 46601	0.36 NE	10
21	LUST	JERRY S U-SERV INC 199303524	1130 S MAIN ST SOUTH BEND IN 46601	0.36 NE	10

**Environmental FirstSearch
Sites Summary Report**

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

TOTAL: 32

GEOCODED: 32

NON GEOCODED: 0

SELECTED: 0

Page No.	DB Type	Site Name/ID/Status	Address	Dist/Dir	Map ID
22	LUST	AMERICAN HI-LIFT (VACANT) 199304092	828 KERR ST SOUTH BEND IN	0.38 NW	11
23	LUST	MUNICIPAL SERVICES FACILITY 199510547	701 W SAMPLE ST SOUTH BEND IN 46601	0.40 NW	12
28	LUST	MUNICIPAL SERVICES FACILITY 199705501	701 W SAMPLE ST SOUTH BEND IN 46601	0.40 NW	12
31	VCP	STUDEBAKER AREA B VRP-6030903/ACTIVE	701 W. SAMPLE ST. SOUTH BEND IN 46601	0.40 NW	12
32	VCP	STUDEBAKER AREA A VRP-6020803/ACTIVE	SAMPLE AND PRAIRIE STREETS SOUTH BEND IN 46601	0.44 NW	13
33	LUST	S MICHIGAN U HAUL CENTER VACANT 199605525	1120 S MICHIGAN SOUTH BEND IN 46601	0.45 NE	14
35	LUST	RAITT CORPORATION 199009591	815 W SAMPLE ST SOUTH BEND IN 46601	0.46 NW	15
36	VCP	MECHANIC S LAUNDRY VRP-6980704/ACTIVE	835 PRAIRIE AVE SOUTH BEND IN 46601	0.50 NW	16
37	STATE	AVANTI INDUSTRIAL 0000020	765 SOUTH LAFAYETTE ROAD SOUTH BEND IN 46601	0.58 NE	17
38	RCRACOR	MEI-IN IND980590947/CA	604 S SCOTT ST SOUTH BEND IN 46601	0.66 NW	18
39	RCRACOR	ASHLAND DISTRIBUTION CO IND016621476/CA	1817 W INDIANA AVE SOUTH BEND IN 46613	1.00 SW	19

**Environmental FirstSearch
Site Detail Report**

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

CERCLIS SITE			
SEARCH ID: 31	DIST/DIR: 0.10 NE	MAP ID: 1	
NAME: SOUTH BEND STAMPING	REV: 9/11/06		
ADDRESS: 601 WEST BROADWAY ST.	ID1: INN000509143		
SOUTH BEND IN 46601	ID2: 0509143		
SAINT JOSEPH	STATUS: NOT PROPOSED		
CONTACT: KENNETH THEISEN	PHONE: 3128861959		
DESCRIPTION: Very large abandoned auto facility (Studebaker) with pcb trans forming drums, mercury, and some asbestos.			
ACTION/QUALITY	AGENCY/RPS	START/RAA	END
REMOVAL Cleaned up	EPA Fund-Financed Primary	07-19-2004	09-10-2004

FED BROWNFIELD			
SEARCH ID: 26	DIST/DIR: 0.10 NE	MAP ID: 1	
NAME: FORMER SOUTH BEND STAMPING PLANT PROPERTY	REV: 7/17/06		
ADDRESS: 601 W. BROADWAY AVENUE	ID1: 69597365-1		
SOUTH BEND IN 46601	ID2: 69597365		
SAINT JOSEPH	STATUS: EPA BROWNFIELD		
CONTACT:	PHONE:		
<u>SITE INFORMATION:</u>			
EPA ID:			
EPA SITE NAME:			
SITE ALIAS:			
CONTAMINANTS:			
TOTAL ACRES:			
CERCLA WASTELAN:			
RCRA FACILITY:			
AIR AFFECTED:			
GROUNDWATER AFFECTED:			
SURFACE WATER AFFECTED:			
NUMBER OF PARCELS:			
LOCAL PARCEL NUMBER:			
ADD DATE:			

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 16

DIST/DIR: 0.10 NE

MAP ID: 1

NAME: ALLIED PRODUCTS CORPORATION
ADDRESS: 601 W BROADWAY
SOUTH BEND IN 46618
SAINT JOSEPH

REV: 9/26/06
ID1: 199012535
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 10470
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 3

TANK NUMBER: 1
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

TANK NUMBER: 2
TANK CAPACITY: 5000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

TANK NUMBER: 3
TANK CAPACITY: 2500
INSTALL DATE: 10/4/1993 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

*Environmental FirstSearch
Site Detail Report*

TARGET SITE: SOUTH BEND IN 46613

JOB: SB1037
NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 15

DIST/DIR: 0.10 NE

MAP ID: 1

NAME: ALLIED PRODUCTS CORPORATION
ADDRESS: 601 W BROADWAY
SOUTH BEND IN 46618
SAINT JOSEPH

REV: 9/26/06
ID1: 199008539
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 10470
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 3

TANK NUMBER: 2
TANK CAPACITY: 5000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

TANK NUMBER: 1
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

TANK NUMBER: 3
TANK CAPACITY: 2500
INSTALL DATE: 10/4/1993 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ALLIED PRODUCTS CORP
601 W BROADWAY % GENE RISLEY
SOUTH BEND IN 46618

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE

SEARCH ID: 5

DIST/DIR: 0.10 NE

MAP ID: 1

NAME: SOUTH BEND STAMPING INC
ADDRESS: 601 W BROADWAY
SOUTH BEND IN 46018
SAINT JOSEPH
CONTACT: LARRY GRAUVOGEL

REV: 2/14/05
ID1: IND005938014
ID2:
STATUS: LGN
PHONE: 5742774770

SITE INFORMATION

CONTACT INFORMATION: ALAN HOFFMAN
PO BOX 990
SOUTH BEND IN 46624

PHONE: 2192828250

CONTACT INFORMATION: LARRY GRAUVOGEL
17660 FALL CREEK DR
GRANGER IN 46530

PHONE: 5742774770

UNIVERSE INFORMATION:

SNC: N - NO
BOYSNC: N - NO
GPRA PERMIT: N - NO
GPRA POSTCLOSURE: N - NO
GPRA CA: N - NO
GPRA CME: N - NO
PERM PROG: ----

SUBJCA NON TSD: N - NO
CA WRKLD: N - NO
GEN STATUS: LQG - LARGE QUANTITY GENERATORS: GENERATES MORE THAN 1000 KG/MONTH OF
HAZARDOUS WASTE

PREM WRKLD: ----
CLOSURE WRKLD: ----
P C WRKLD: ----
SUBJCA: N - NO
SUBJCA TSD 3004: N - NO

NAIC INFORMATION

33637 - MOTOR VEHICLE METAL STAMPING

ENFORCEMENT INFORMATION:

AGENCY: S - STATE **DATE:** 6/16/1992
TYPE: 120 - WRITTEN INFORMAL

VIOLATION INFORMATION:

VIOLATION NUMBER: 0001 **RESPONSIBLE:** S - STATE

- Continued on next page -

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE			
SEARCH ID: 5	DIST/DIR: 0.10 NE	MAP ID: 1	
NAME: SOUTH BEND STAMPING INC		REV: 2/14/05	
ADDRESS: 601 W BROADWAY		IDI: IND005938014	
SOUTH BEND IN 46018		ID2:	
SAINT JOSEPH		STATUS: LGN	
CONTACT: LARRY GRAUVOGEL		PHONE: 5742774770	
DETERMINED: CITATION:	1/31/1992	DETERMINED BY: RESOLVED:	S - STATE 11/18/1992
VIOLATION NUMBER: DETERMINED: CITATION:	0002 1/31/1992	RESPONSIBLE: DETERMINED BY: RESOLVED:	S - STATE S - STATE 11/18/1992
VIOLATION NUMBER: DETERMINED: CITATION:	0004 1/31/1992	RESPONSIBLE: DETERMINED BY: RESOLVED:	S - STATE S - STATE 11/18/1992
VIOLATION NUMBER: DETERMINED: CITATION:	0005 1/31/1992	RESPONSIBLE: DETERMINED BY: RESOLVED:	S - STATE S - STATE 11/18/1992
VIOLATION NUMBER: DETERMINED: CITATION:	0006 1/31/1992	RESPONSIBLE: DETERMINED BY: RESOLVED:	S - STATE S - STATE 11/18/1992
HAZARDOUS WASTE INFORMATION:			
Ignitable waste			
The following spent halogenated solvents: Tetrachloroethylene, methylene chloride, trichloroethylene, 1,1,1-trichloroethane, chlorobenzene, 1,1,2-trichloro-1,2,2-trifluoroethane, ortho-dichlorobenzene, trichlorofluoromethane			
Methyl ethyl ketone			
The following spent non-halogenated solvents: Xylene, acetone, ethyl acetate, ethyl benzene, ethyl ether, methyl isobutyl ketone, n-butyl alcohol, cyclohexanone, and methanol; all spent solvent mixtures/ blends containing, b			
Lead			

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

STATE SPILLS SITE

SEARCH ID: 32

DIST/DIR: 0.10 NE

MAP ID: 1

NAME: INDUSTRIAL
ADDRESS: 601 WEST BROADWAY
SOUTH BEND IN
SAINT JOSEPH

REV: 10/3/06
ID1: 200407078
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

INCIDENT DATE/TIME: 7/14/2004 10:30:00 AM
REPORTED DATE/TIME: 7/14/2004 10:30:00 AM

SPILL TYPE: OTHER

REC WATER:		AREA AFFECTED:	VACANT FACTORIES
WATER SUPPLY AFFECTED:	NO	PUBLIC INTAKE:	
NUMBER OF FISH KILLED		MATERIAL:	VARIOUS
SPILL AMOUNT:		SPILLED UNITS:	
RECOVERED AMOUNT:		RECOVERED UNITS:	
CONTAINED:		CLEANUP DURATION:	

SOURCE DESCRIPTION: INDUSTRIAL

ENFORCEMENT DESCRIPTION:

**Environmental FirstSearch
Site Detail Report**

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

STATE			
SEARCH ID: 8	DIST/DIR: 0.10 NE	MAP ID: 1	
NAME: ALLIED PRODUCTS	REV: 06-25-98		
ADDRESS: 601 W BROADWAY	ID1: 6950501		
SOUTH BEND IN 46601	ID2:		
SAINT JOSEPH	STATUS:		
CONTACT:	PHONE:		
pmf PROJECT MANAGER: B. WIERINGA			
CHEMIST: NONE			
GEOLOGIST: NONE			
SECTION: VOLUNTARY REMEDIATION PROGRAM			

REGISTERED UNDERGROUND STORAGE TANKS			
SEARCH ID: 11	DIST/DIR: 0.10 NE	MAP ID: 1	
NAME: ALLIED PRODUCTS CORPORATION	REV: 9/26/06		
ADDRESS: 601 W BROADWAY	ID1: 10470		
SOUTH BEND IN 46618	ID2:		
SAINT JOSEPH	STATUS:		
CONTACT:	PHONE:		
<u>SITE INFORMATION</u>			
TANK NUMBER:	1		
TANK CAPACITY:	10000		
INSTALL DATE:			
TANK STATUS:	PERMANENTLY OUT OF SERVICE		
COMPANY NAME:	ALLIED PRODUCTS CORP		
	601 W BROADWAY % GENE RISLEY		
	SOUTH BEND IN 46618		
TANK NUMBER:	2		
TANK CAPACITY:	5000		
INSTALL DATE:			
TANK STATUS:	PERMANENTLY OUT OF SERVICE		
COMPANY NAME:	ALLIED PRODUCTS CORP		
	601 W BROADWAY % GENE RISLEY		
	SOUTH BEND IN 46618		
TANK NUMBER:	3		
TANK CAPACITY:	2500		
INSTALL DATE:	10/4/1993 0:00:00		
TANK STATUS:	PERMANENTLY OUT OF SERVICE		
COMPANY NAME:	ALLIED PRODUCTS CORP		
	601 W BROADWAY % GENE RISLEY		
	SOUTH BEND IN 46618		

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

VCP	
SEARCH ID: 27	DIST/DIR: 0.10 NE
MAP ID: 1	
NAME: ALLIED PRODUCTS ADDRESS: 601 W. BROADWAY SOUTH BEND IN SAINT JOSEPH CONTACT: JONISKAN	REV: 09/01/06 ID1: VRP-6950501 ID2: STATUS: TERMINATED PHONE:
<u>SITE INFORMATION</u>	
APPLICATION NAME:	
PROGRAM MANAGER:	JONISKAN
COC DATE:	
CNTS DATE:	
CNT S DATE:	
LAND USE RESTRICTIONS/INSTITUTIONAL CONTROL:	
STATUS DESCRIPTION:	COC-P - A Certificate of Completion is in process.
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:	TOP - A Technical Opinion Letter has been provided to the site because a COC/CNTS were not appropriate.
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:	CNTS-P - A Covenant is in process.
STATUS DESCRIPTION:	CNTS - A Covenant Not To Sue has been issued by governor via the IDEM (issued after the Certificate of Completion).
STATUS DESCRIPTION:	COC - A Certificate of Completion has been issued by the IDEM.

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

REGISTERED UNDERGROUND STORAGE TANKS

SEARCH ID: 12

DIST/DIR: 0.14 NE

MAP ID: 2

NAME: ECKLER LAHEY LUMBER COMPANY
ADDRESS: 1406 S FRANKLIN ST
SOUTH BEND IN 46613
SAINT JOSEPH

REV: 9/26/06
ID1: 18914
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

TANK NUMBER: 1
TANK CAPACITY: 2000
INSTALL DATE: 1/1/2045 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ECKLER LAHEY LUMBER COMPANY
1406 S FRANKLIN ST
SOUTH BEND IN 46613

TANK NUMBER: 2
TANK CAPACITY: 550
INSTALL DATE: 1/1/1965 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ECKLER LAHEY LUMBER COMPANY
1406 S FRANKLIN ST
SOUTH BEND IN 46613

TANK NUMBER: 3
TANK CAPACITY:
INSTALL DATE: 1/1/1978 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: ECKLER LAHEY LUMBER COMPANY
1406 S FRANKLIN ST
SOUTH BEND IN 46613

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE

SEARCH ID: 3

DIST/DIR: 0.17 SE

MAP ID: 4

NAME: KEENER PRINTING
ADDRESS: 411 W INDIANA AVE
SOUTH BEND IN 46613
SAINT JOSEPH
CONTACT: LARRY KINNEY

REV: 6/6/06
ID1: INR000000729
ID2:
STATUS: VGN
PHONE: 2192321413

SITE INFORMATION

CONTACT INFORMATION: LARRY KINNEY
411 W INDIANA AVE
SOUTH BEND IN 46613

PHONE: 2192321413

UNIVERSE INFORMATION:

GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)

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

SUBJECT TO CORRECTIVE ACTION (SUBJCA)

SUBJCA: N - NO
SUBJCA TSD 3004: N - NO
SUBJCA NON TSD: N - NO

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

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

NAIC INFORMATION

ENFORCEMENT INFORMATION:

VIOLATION INFORMATION:

HAZARDOUS WASTE INFORMATION:

Ignitable waste

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 14

DIST/DIR: 0.21 SE

MAP ID: 5

NAME: ALCON BUILDING PRODUCTS
ADDRESS: 1702 S FRANKLIN ST
SOUTH BEND IN 46613
SAINT JOSEPH

REV: 9/26/06
ID1: 199511521
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 19747
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 3

TANK NUMBER: 3
TANK CAPACITY: 6000
INSTALL DATE:
TANK STATUS: UNREGULATED
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

TANK NUMBER: 2
TANK CAPACITY: 12000
INSTALL DATE: 1/1/1980 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

TANK NUMBER: 1
TANK CAPACITY: 275
INSTALL DATE: 1/1/1980 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

REGISTERED UNDERGROUND STORAGE TANKS

SEARCH ID: 10

DIST/DIR: 0.21 SE

MAP ID: 5

NAME: ALCON BUILDING PRODUCTS
ADDRESS: 1702 S FRANKLIN ST
SOUTH BEND IN 46613
SAINT JOSEPH

REV: 9/26/06
ID1: 19747
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

TANK NUMBER: 1
TANK CAPACITY: 275
INSTALL DATE: 1/1/1980 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

TANK NUMBER: 2
TANK CAPACITY: 12000
INSTALL DATE: 1/1/1980 0:00:00
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

TANK NUMBER: 3
TANK CAPACITY: 6000
INSTALL DATE:
TANK STATUS: UNREGULATED
COMPANY NAME: NORWEST BANKS
112 W JEFFERSON BLVD
SOUTH BEND IN 466011900

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE			
SEARCH ID: 7	DIST/DIR: 0.22 NE	MAP ID: 6	
NAME: ZIOLKOWSKI CONSTRUCTION ADDRESS: 1319 S LAFAYETTE BLVD SOUTH BEND IN 46601 SAINT JOSEPH CONTACT: BRAD MURPHY	REV: 6/6/06 ID1: IND984941815 ID2: STATUS: VGN PHONE: 5742871811		
<u>SITE INFORMATION</u>			
CONTACT INFORMATION:	BRAD MURPHY 1319 S LAFAYETTE BLVD PO BOX 1106 SOUTH BEND IN 46601		
PHONE:	5742871811		
<u>UNIVERSE INFORMATION:</u>			
<i>GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)</i>			
<i>GPRA PERMIT:</i>	N - NO		
<i>GPRA POST CLOSURE:</i>	N - NO		
<i>GPRA CA:</i>	N - NO		
<i>GPRA COMPLIANCE MONITORING & ENFORCEMENT:</i>	N - NO		
<i>SUBJECT TO CORRECTIVE ACTION (SUBJCA)</i>			
SUBJCA:	N - NO		
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:	----		
CORRECTIVE ACTION WORKLOAD:	N - NO		
GENERATOR STATUS:	CEG - CONDITIONALLY EXEMPT SMALL QUANTITY GENERATORS: GENERATES LESS THAN 100 KG/MONTH OF HAZA		
<u>NAIC INFORMATION</u>			
<u>ENFORCEMENT INFORMATION:</u>			
AGENCY:	S - STATE	DATE:	9/11/2001
TYPE:	120 - WRITTEN INFORMAL		
AGENCY:	S - STATE	DATE:	9/11/2001
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	12/11/2001
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	4/25/2002

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE			
SEARCH ID: 7	DIST/DIR: 0.22 NE	MAP ID: 6	
NAME: ZIOLKOWSKI CONSTRUCTION ADDRESS: 1319 S LAFAYETTE BLVD SOUTH BEND IN 46601 SAINT JOSEPH CONTACT: BRAD MURPHY	REV: 6/6/06 IDI: IND984941815 ID2: STATUS: VGN PHONE: 5742871811		
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	6/25/2002
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	3/11/2003
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	5/1/2003
TYPE:	127 - PROPOSED AGREED ORDER SENT (IN)		
AGENCY:	S - STATE	DATE:	6/6/2003
TYPE:	310 - FINAL 3008(A) COMPLIANCE ORDER		
<u>VIOLATION INFORMATION:</u>			
VIOLATION NUMBER:	0001	RESPONSIBLE:	S - STATE
DETERMINED:	2/8/2001	DETERMINED BY:	S - STATE
CITATION:	262.23		
RESOLVED:	8/14/2003		
TYPE:	GENERATOR-MANIFEST REQUIREMENTS		
VIOLATION NUMBER:	0002	RESPONSIBLE:	S - STATE
DETERMINED:	2/8/2001	DETERMINED BY:	S - STATE
CITATION:	263.11		
RESOLVED:	8/14/2003		
TYPE:	TRANSPORTER-GENERAL REQUIREMENTS		
VIOLATION NUMBER:	0003	RESPONSIBLE:	S - STATE
DETERMINED:	2/8/2001	DETERMINED BY:	S - STATE
CITATION:	265.11		
RESOLVED:	8/14/2003		
TYPE:	TSD-GENERAL STANDARDS		
<u>HAZARDOUS WASTE INFORMATION:</u>			
D000			
The following spent non-halogenated solvents: Xylene, acetone, ethyl acetate, ethyl benzene, ethyl ether, methyl isobutyl ketone, n-butyl alcohol, cyclohexanone, and methanol; all spent solvent mixtures/ blends containing, b			
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			
Ignitable waste			
Methyl ethyl ketone			

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE

SEARCH ID: 6

DIST/DIR: 0.23 SE

MAP ID: 7

NAME: THE RIDGE CO
ADDRESS: 1601 S LAFAYETTE ST
SOUTH BEND IN 46613
SAINT JOSEPH
CONTACT: MARK GOODHEW

REV: 6/6/06
ID1: IND187738323
ID2:
STATUS: VGN
PHONE: 5742343143 242

SITE INFORMATION

CONTACT INFORMATION: MARK GOODHEW
1601 S LAFAYETTE
SOUTH BEND IN 46613

PHONE: 5742343143

CONTACT INFORMATION: MARK GOODHEW
PO BOX 2859
SOUTH BEND IN 466132859

PHONE: 5742343143

UNIVERSE INFORMATION:

GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)

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

SUBJECT TO CORRECTIVE ACTION (SUBJCA)

SUBJCA: N - NO
SUBJCA TSD 3004: N - NO
SUBJCA NON TSD: N - NO

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

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

NAIC INFORMATION

44131 - AUTOMOTIVE PARTS AND ACCESSORIES STORES

ENFORCEMENT INFORMATION:

VIOLATION INFORMATION:

- Continued on next page -

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA GENERATOR SITE

SEARCH ID: 6

DIST/DIR: 0.23 SE

MAP ID: 7

NAME: THE RIDGE CO
ADDRESS: 1601 S LAFAYETTE ST
SOUTH BEND IN 46613
SAINT JOSEPH
CONTACT: MARK GOODHEW

REV: 6/6/06
ID1: IND187738323
ID2:
STATUS: VGN
PHONE: 5742343143 242

HAZARDOUS WASTE INFORMATION:

Ignitable waste

The following spent non-halogenated solvents: Xylene, acetone, ethyl acetate, ethyl benzene, ethyl ether, methyl isobutyl ketone, n-butyl alcohol, cyclohexanone, and methanol; all spent solvent mixtures/ blends containing, b

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

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

REGISTERED UNDERGROUND STORAGE TANKS

SEARCH ID: 13

DIST/DIR: 0.23 SE

MAP ID: 8

NAME: LOT 10 STUDEBAKER CORRIDOR
ADDRESS: 1424 S LAFAYETTE ST
SOUTH BEND IN 46613
SAINT JOSEPH

REV: 9/26/06
ID1: 19015
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

TANK NUMBER: 1
TANK CAPACITY:
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1300 COUNTY-CITY BUILDING
SOUTH BEND IN 46601

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 23

DIST/DIR: 0.29 NE

MAP ID: 9

NAME: OLD FORT BUILDING SUPPLY
ADDRESS: 1401 S MAIN
SOUTH BEND IN 46613
SAINT JOSEPH

REV: 9/26/06
ID1: 199102511
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 20897
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: DISCONTINUED

TANK INFORMATION

TOTAL NUMBER OF TANKS: 1

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 19

DIST/DIR: 0.36 NE

MAP ID: 10

NAME: JERRY S U-SERV INC
ADDRESS: 1130 S MAIN ST
SOUTH BEND IN 46618
SAINT JOSEPH

REV: 9/26/06
ID1: 199302528
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 11905
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: ACTIVE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 2

TANK NUMBER: 2
TANK CAPACITY:
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: HOMER J BAIRD
2627 LAKE SHORE DR
NILES MI 49120

TANK NUMBER: 1
TANK CAPACITY:
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: HOMER J BAIRD
2627 LAKE SHORE DR
NILES MI 49120

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 20

DIST/DIR: 0.36 NE

MAP ID: 10

NAME: JERRY S U-SERV INC
ADDRESS: 1130 S MAIN ST
SOUTH BEND IN 46618
SAINT JOSEPH

REV: 9/26/06
ID1: 199303524
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 18511
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 2

TANK NUMBER: 1
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: HOMER J BAIRD
2627 LAKE SHORE DR
NILES MI 49120

TANK NUMBER: 2
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: HOMER J BAIRD
2627 LAKE SHORE DR
NILES MI 49120

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 21	DIST/DIR: 0.40 NW
MAP ID: 12	
NAME: MUNICIPAL SERVICES FACILITY ADDRESS: 701 W SAMPLE ST SOUTH BEND IN 46625 SAINT JOSEPH CONTACT:	REV: 9/26/06 ID1: 199510547 ID2: STATUS: PHONE:
<u>SITE INFORMATION</u>	
UST FACILITY ID:	418
PRIORITY:	M
AFFECTED AREA:	GROUNDWATER
DESCRIPTION:	NFA-94 GUIDANCE
UST FACILITY ID:	418
PRIORITY:	M
AFFECTED AREA:	SOIL
DESCRIPTION:	NFA-94 GUIDANCE
<u>TANK INFORMATION</u>	
TOTAL NUMBER OF TANKS:	14
TANK NUMBER:	3
TANK CAPACITY:	12000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	6
TANK CAPACITY:	10000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	12
TANK CAPACITY:	20000
INSTALL DATE:	8/30/1995 0:00:00
TANK STATUS:	CURRENTLY IN USE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	13
TANK CAPACITY:	12000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	6
TANK CAPACITY:	10000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS		
SEARCH ID: 21	DIST/DIR: 0.40 NW	MAP ID: 12
NAME: MUNICIPAL SERVICES FACILITY	REV: 9/26/06	
ADDRESS: 701 W SAMPLE ST	ID1: 199510547	
SOUTH BEND IN 46625	ID2:	
SAINT JOSEPH	STATUS:	
CONTACT:	PHONE:	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	12	
TANK CAPACITY:	20000	
INSTALL DATE:	8/30/1995 0:00:00	
TANK STATUS:	CURRENTLY IN USE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	3	
TANK CAPACITY:	12000	
INSTALL DATE:		
TANK STATUS:	PERMANENTLY OUT OF SERVICE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	13	
TANK CAPACITY:	12000	
INSTALL DATE:	1/1/1966 0:00:00	
TANK STATUS:	PERMANENTLY OUT OF SERVICE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	7	
TANK CAPACITY:	10000	
INSTALL DATE:		
TANK STATUS:	PERMANENTLY OUT OF SERVICE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	5	
TANK CAPACITY:	10000	
INSTALL DATE:		
TANK STATUS:	PERMANENTLY OUT OF SERVICE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	10	
TANK CAPACITY:	10000	
INSTALL DATE:		
TANK STATUS:	PERMANENTLY OUT OF SERVICE	
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619	
TANK NUMBER:	11	

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 21	DIST/DIR: 0.40 NW
MAP ID: 12	
NAME: MUNICIPAL SERVICES FACILITY ADDRESS: 701 W SAMPLE ST SOUTH BEND IN 46625 SAINT JOSEPH CONTACT:	REV: 9/26/06 ID1: 199510547 ID2: STATUS: PHONE:
TANK CAPACITY:	5000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	1
TANK CAPACITY:	10000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	14
TANK CAPACITY:	12000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	2
TANK CAPACITY:	12000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	8
TANK CAPACITY:	10000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	9
TANK CAPACITY:	1000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	CURRENTLY IN USE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER:	11
TANK CAPACITY:	5000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND 1045 W SAMPLE ST

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 21	DIST/DIR: 0.40 NW
MAP ID: 12	
NAME: MUNICIPAL SERVICES FACILITY ADDRESS: 701 W SAMPLE ST SOUTH BEND IN 46625 SAINT JOSEPH CONTACT:	REV: 9/26/06 ID1: 199510547 ID2: STATUS: PHONE:
SOUTH BEND IN 46619	
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	9 1000 1/1/1966 0:00:00 CURRENTLY IN USE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	4 10000 PERMANENTLY OUT OF SERVICE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	10 10000 PERMANENTLY OUT OF SERVICE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	5 10000 PERMANENTLY OUT OF SERVICE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	7 10000 PERMANENTLY OUT OF SERVICE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE: TANK STATUS: COMPANY NAME:	4 10000 PERMANENTLY OUT OF SERVICE CITY OF SOUTH BEND 1045 W SAMPLE ST SOUTH BEND IN 46619
TANK NUMBER: TANK CAPACITY: INSTALL DATE:	8 10000

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 21	DIST/DIR: 0.40 NW
MAP ID: 12	
NAME: MUNICIPAL SERVICES FACILITY	REV: 9/26/06
ADDRESS: 701 W SAMPLE ST	ID1: 199510547
SOUTH BEND IN 46625	ID2:
SAINT JOSEPH	STATUS:
CONTACT:	PHONE:
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND
	1045 W SAMPLE ST
	SOUTH BEND IN 46619
TANK NUMBER:	14
TANK CAPACITY:	12000
INSTALL DATE:	1/1/1966 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND
	1045 W SAMPLE ST
	SOUTH BEND IN 46619
TANK NUMBER:	1
TANK CAPACITY:	10000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND
	1045 W SAMPLE ST
	SOUTH BEND IN 46619
TANK NUMBER:	2
TANK CAPACITY:	12000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	CITY OF SOUTH BEND
	1045 W SAMPLE ST
	SOUTH BEND IN 46619

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 22

DIST/DIR: 0.40 NW

MAP ID: 12

NAME: MUNICIPAL SERVICES FACILITY
ADDRESS: 701 W SAMPLE ST
SOUTH BEND IN 46625
SAINT JOSEPH
CONTACT:

REV: 9/26/06
ID1: 199705501
ID2:
STATUS:
PHONE:

SITE INFORMATION

UST FACILITY ID: 418
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 14

TANK NUMBER: 3
TANK CAPACITY: 12000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 10
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 4
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 7
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 5
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 11

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 22	DIST/DIR: 0.40 NW
MAP ID: 12	
NAME: MUNICIPAL SERVICES FACILITY	REV: 9/26/06
ADDRESS: 701 W SAMPLE ST	ID1: 199705501
SOUTH BEND IN 46625	ID2:
SAINT JOSEPH	STATUS:
CONTACT:	PHONE:
TANK CAPACITY: 5000	
INSTALL DATE: 1/1/1966 0:00:00	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 6	
TANK CAPACITY: 10000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 13	
TANK CAPACITY: 12000	
INSTALL DATE: 1/1/1966 0:00:00	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 9	
TANK CAPACITY: 1000	
INSTALL DATE: 1/1/1966 0:00:00	
TANK STATUS: CURRENTLY IN USE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 12	
TANK CAPACITY: 20000	
INSTALL DATE: 8/30/1995 0:00:00	
TANK STATUS: CURRENTLY IN USE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 14	
TANK CAPACITY: 12000	
INSTALL DATE: 1/1/1966 0:00:00	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	
SOUTH BEND IN 46619	
TANK NUMBER: 1	
TANK CAPACITY: 10000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND	
1045 W SAMPLE ST	

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*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 22

DIST/DIR: 0.40 NW

MAP ID: 12

NAME: MUNICIPAL SERVICES FACILITY
ADDRESS: 701 W SAMPLE ST
SOUTH BEND IN 46625
SAINT JOSEPH

REV: 9/26/06
ID1: 199705501
ID2:
STATUS:
PHONE:

CONTACT:

SOUTH BEND IN 46619

TANK NUMBER: 2
TANK CAPACITY: 12000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

TANK NUMBER: 8
TANK CAPACITY: 10000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND
1045 W SAMPLE ST
SOUTH BEND IN 46619

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

VCP		
SEARCH ID: 30	DIST/DIR: 0.40 NW	MAP ID: 12
NAME: STUDEBAKER AREA B ADDRESS: 701 W. SAMPLE ST. SOUTH BEND IN SAINT JOSEPH CONTACT: WILLIAMS	REV: 09/01/06 ID1: VRP-6030903 ID2: STATUS: ACTIVE PHONE:	
<u>SITE INFORMATION</u>		
APPLICATION NAME:	SOUTH BEND REDEVELOPMENT COMMISSION	
PROGRAM MANAGER:	WILLIAMS	
COC DATE:		
CNTS DATE:		
CNT S DATE:		
LAND USE RESTRICTIONS/INSTITUTIONAL CONTROL:		
STATUS DESCRIPTION:	COC-P - A Certificate of Completion is in process.	
STATUS DESCRIPTION:	CNTS - A Covenant Not To Sue has been issued by governor via the IDEM (issued after the Certificate of Completion).	
STATUS DESCRIPTION:	TOP - A Technical Opinion Letter has been provided to the site because a COC/CNTS were not appropriate.	
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:	COC - A Certificate of Completion has been issued by the IDEM.	
STATUS DESCRIPTION:	CNTS-P - A Covenant is in process.	
STATUS DESCRIPTION:	ACTIVE - This project has a signed contract with VRP known as the Voluntary Remediation Agreement (VRA) and is no longer considered confidential.	

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

VCP		
SEARCH ID: 29	DIST/DIR: 0.44 NW	MAP ID: 13
NAME: STUDEBAKER AREA A ADDRESS: SAMPLE AND PRAIRIE STREETS SOUTH BEND IN SAINT JOSEPH CONTACT: WILLIAMS	REV: 09/01/06 ID1: VRP-6020803 ID2: STATUS: ACTIVE PHONE:	
<u>SITE INFORMATION</u>		
APPLICATION NAME:	SOUTH BEND REDEVELOPMENT COMMISSION	
PROGRAM MANAGER:	WILLIAMS	
COC DATE:		
CNTS DATE:		
CNT S DATE:		
LAND USE RESTRICTIONS/INSTITUTIONAL CONTROL:		
STATUS DESCRIPTION:	COC - A Certificate of Completion has been issued by the IDEM.	
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-P - A Certificate of Completion is in process.	
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-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.	

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS

SEARCH ID: 25

DIST/DIR: 0.45 NE

MAP ID: 14

NAME: S MICHIGAN U HAUL CENTER VACANT
ADDRESS: 1120 S MICHIGAN
SOUTH BEND IN 46601
SAINT JOSEPH

REV: 9/26/06
ID1: 199605525
ID2:
STATUS:
PHONE:

CONTACT:

SITE INFORMATION

UST FACILITY ID: 6868
PRIORITY: L
AFFECTED AREA: SOIL
DESCRIPTION: NFA-94 GUIDANCE

TANK INFORMATION

TOTAL NUMBER OF TANKS: 11

TANK NUMBER: 11
TANK CAPACITY: 1000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT
1200 COUNTY CITY BUILDING
SOUTH BEND IN 46601

TANK NUMBER: 7
TANK CAPACITY: 2000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT
1200 COUNTY CITY BUILDING
SOUTH BEND IN 46601

TANK NUMBER: 9
TANK CAPACITY: 1500
INSTALL DATE:
TANK STATUS: UNREGULATED
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT
1200 COUNTY CITY BUILDING
SOUTH BEND IN 46601

TANK NUMBER: 1
TANK CAPACITY: 6000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT
1200 COUNTY CITY BUILDING
SOUTH BEND IN 46601

TANK NUMBER: 8
TANK CAPACITY: 4000
INSTALL DATE:
TANK STATUS: PERMANENTLY OUT OF SERVICE
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT
1200 COUNTY CITY BUILDING
SOUTH BEND IN 46601

TANK NUMBER: 2

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**Environmental FirstSearch
Site Detail Report**

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 25	DIST/DIR: 0.45 NE
	MAP ID: 14
NAME: S MICHIGAN U HAUL CENTER VACANT	REV: 9/26/06
ADDRESS: 1120 S MICHIGAN	ID1: 199605525
SOUTH BEND IN 46601	ID2:
SAINT JOSEPH	STATUS:
CONTACT:	PHONE:
TANK CAPACITY: 1000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601
TANK NUMBER: 5	
TANK CAPACITY: 4000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601
TANK NUMBER: 6	
TANK CAPACITY: 2000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601
TANK NUMBER: 4	
TANK CAPACITY: 4000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601
TANK NUMBER: 10	
TANK CAPACITY: 1000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601
TANK NUMBER: 3	
TANK CAPACITY: 4000	
INSTALL DATE:	
TANK STATUS: PERMANENTLY OUT OF SERVICE	
COMPANY NAME: CITY OF SOUTH BEND - ECON DEVMT	
	1200 COUNTY CITY BUILDING
	SOUTH BEND IN 46601

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

LEAKING UNDERGROUND STORAGE TANKS	
SEARCH ID: 24	DIST/DIR: 0.46 NW
MAP ID: 15	
NAME: RAITT CORPORATION ADDRESS: 815 W SAMPLE ST SOUTH BEND IN 46625 SAINT JOSEPH CONTACT:	REV: 9/26/06 ID1: 199009591 ID2: STATUS: PHONE:
<u>SITE INFORMATION</u>	
UST FACILITY ID:	8332
PRIORITY:	L
AFFECTED AREA:	SOIL
DESCRIPTION:	NFA-94 GUIDANCE
<u>TANK INFORMATION</u>	
TOTAL NUMBER OF TANKS:	4
TANK NUMBER:	1
TANK CAPACITY:	10000
INSTALL DATE:	1/1/1965 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	RAITT CORPORATION 815 W SAMPLE ST SOUTH BEND IN 46601
TANK NUMBER:	2
TANK CAPACITY:	10000
INSTALL DATE:	1/1/1965 0:00:00
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	RAITT CORPORATION 815 W SAMPLE ST SOUTH BEND IN 46601
TANK NUMBER:	4
TANK CAPACITY:	3000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	RAITT CORPORATION 815 W SAMPLE ST SOUTH BEND IN 46601
TANK NUMBER:	3
TANK CAPACITY:	6000
INSTALL DATE:	
TANK STATUS:	PERMANENTLY OUT OF SERVICE
COMPANY NAME:	RAITT CORPORATION 815 W SAMPLE ST SOUTH BEND IN 46601

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

VCP	
SEARCH ID: 28	DIST/DIR: 0.50 NW
MAP ID: 16	
NAME: MECHANIC S LAUNDRY ADDRESS: 835 PRAIRIE AVE SOUTH BEND IN SAINT JOSEPH CONTACT: BRITTAIN	REV: 09/01/06 ID1: VRP-6980704 ID2: STATUS: ACTIVE PHONE:
<u>SITE INFORMATION</u>	
APPLICATION NAME:	MECHANICS LAUNDRY
PROGRAM MANAGER:	BRITTAIN
COC DATE:	
CNTS DATE:	
CNT S DATE:	
LAND USE RESTRICTIONS/INSTITUTIONAL CONTROL:	
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:	TOP - A Technical Opinion Letter has been provided to the site because a COC/CNTS were not appropriate.
STATUS DESCRIPTION:	COC - A Certificate of Completion has been issued by the IDEM.
STATUS DESCRIPTION:	CNTS-P - A Covenant is in process.
STATUS DESCRIPTION:	COC-P - A Certificate of Completion is in process.
STATUS DESCRIPTION:	CNTS - 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.

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

STATE		
SEARCH ID: 9	DIST/DIR: 0.58 NE	MAP ID: 17
NAME: AVANTI INDUSTRIAL ADDRESS: 765 SOUTH LAFAYETTE ROAD SOUTH BEND IN 46618 SAINT JOSEPH CONTACT: NILIA MOBERLY GREEN	REV: 05/30/06 ID1: 0000020 ID2: 0000020 STATUS: PHONE: (317) 234-0433	
<u>SITE INFORMATION</u>		
COMMISSIONERS BULLETIN SCORE: 27.60 & 28.28		
SCORE DATE: 03-1990 & 03-1992		
CONTAMINANT TYPE: SOLVENTS		
MEDIA: SOIL AND GROUNDWATER		
LAST REVISED: JANUARY 2005		
<p>STATUS: This facility was originally owned and operated by Studebaker. Avanti bought the site in 1987. The primary use of the site was production of automobiles and parts. In February 1988, 245 drums were discovered along a fence at the west property line. Twenty of these drums were bulging and leaking. They contained paint and waste solvents. Waste piles from metal processing containing heavy metals and lead also were found at the site. The responsible party hired a contractor to remove the drums in early 1989. A March 13, 1990 inspection by IDEM verified the removal of the drummed material. Remedial investigations indicate contamination in the groundwater from volatile organic compounds. Remedial actions are ongoing.</p>		

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA COR SITE		
SEARCH ID: 2	DIST/DIR: 0.66 NW	MAP ID: 18
NAME: MEI-IN	REV: 6/6/06	
ADDRESS: 604 S SCOTT ST	IDI: IND980590947	
SOUTH BEND IN 46601	ID2:	
SAINT JOSEPH	STATUS: CA	
CONTACT: LARRY FRY	PHONE: 2192340441	
GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)		
GPRA PERMIT:	+	
GPRA POST CLOSURE:	-	
GPRA CA:	N - NO	
GPRA COMPLIANCE MONITORING & 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):	Y - SNC	
BEGINNING OF THE YEAR SNC:	Y - BEGINNING OF YEAR SNC	
PERMIT WORKLOAD:	----	
CLOSURE WORKLOAD:	L--ST	
POST CLOSURE WORKLOAD:	L--	
PERMITTING /CLOSURE/POST-CLOSURE PROGRESS:	L--ST	
CORRECTIVE ACTION WORKLOAD:	Y - CORRECTIVE ACTION WORKLOAD	
GENERATOR STATUS:	N	

*Environmental FirstSearch
Site Detail Report*

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

RCRA COR SITE	
SEARCH ID: 1	DIST/DIR: 1.00 SW
MAP ID: 19	
NAME: ASHLAND DISTRIBUTION CO ADDRESS: 1817 W INDIANA AVE SOUTH BEND IN 46613 SAINT JOSEPH CONTACT: BARBARA CHRISTINE	REV: 6/6/06 ID1: IND016621476 ID2: STATUS: CA PHONE: 5742330033 250
GOVERNMENT PERFORMANCE AND RESULTS ACT (GPRA)	
GPRA PERMIT:	+
GPRA POST CLOSURE:	N - NO
GPRA CA:	Y - GOVERNMENT PERFORMANCE AND RESULT ACT - CORRECTIVE ACTION
GPRA COMPLIANCE MONITORING & ENFORCEMENT:	Y
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:	---S-
CLOSURE WORKLOAD:	----
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 Database 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 Spills 90: *IN DEM* SPILLS REPORT - database of all spills reported to the IDEM . Includes such data as location, material, quantity and environmental impact.

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

Wetlands: *US FWS* NATIONAL WETLANDS INVENTORY (NWI) - database of information on the characteristics, extent, and status of the Nation's wetlands and deepwater habitats. This data is available for select areas of the United States.

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.

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

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

Street Name	Dist/Dir	Street Name	Dist/Dir
Bemis Ct	0.66 NE	Pine St	0.90 NW
Benton Ct	0.62 SE	Prairie Ave	0.30 NW
Bruce St	0.38 SW	Rush St	0.76 NE
Carroll St	0.57 NE	S Arnold St	0.51 SW
Catalpa St	0.25 SW	S Douglas St	0.45 SW
Chapin St	0.18 SW	S Eddy St	0.88 NE
Clinton St	0.88 NE	S George Ave	1.00 NE
Columbia St	0.64 NE	S Harris St	0.82 NW
Cotter St	0.15 NW	S Jackson St	0.98 SW
Dorothy St	1.00 SW	S Lafayette Blvd	0.22 SE
E Altgeld St	0.79 SE	S Main St	0.31 NE
E Bowman St	0.60 SE	S Michigan St	0.39 NE
E Broadway St	0.39 NE	S Pulaski St	1.00 NW
E Bronson St	0.70 NE	S Scott St	0.08 SW
E Calvert St	0.54 SE	S St Joseph St	0.49 NE
E Dayton St	0.48 SE	S Taylor St	0.06 SE
E Donald St	0.63 SE	S Walnut St	0.70 SW
E Dubail St	0.44 SE	S William St	0.14 SE
E Elder St	0.45 NE	Sherrill St	0.47 SW
E Ewing Ave	0.74 SE	SOUTH Arnold St	0.51 SW
E Fairview Ave	0.91 SE	SOUTH Douglas St	0.45 SW
E Indiana Ave	0.41 SE	SOUTH Eddy St	0.88 NE
E Irvington Ave	0.96 SE	SOUTH George Ave	1.00 NE
E Sample St	0.54 NE	SOUTH Harris St	0.82 NW
E South St	0.79 NE	SOUTH Jackson St	0.98 SW
E Tutt St	0.60 NE	SOUTH Lafayette Blvd	0.22 SE
E Victoria St	0.86 SE	SOUTH Main St	0.31 NE
EAST Altgeld St	0.79 SE	SOUTH Michigan St	0.39 NE
EAST Bowman St	0.60 SE	SOUTH Pulaski St	1.00 NW
EAST Broadway St	0.39 NE	SOUTH Scott St	0.08 SW
EAST Bronson St	0.70 NE	SOUTH St Joseph St	0.49 NE
EAST Calvert St	0.54 SE	SOUTH Taylor St	0.06 SE
EAST Dayton St	0.48 SE	SOUTH Walnut St	0.70 SW
EAST Donald St	0.63 SE	SOUTH William St	0.14 SE
EAST Dubail St	0.44 SE	Stull St	0.20 NE
EAST Elder St	0.45 NE	Swygart St	0.64 SW
EAST Ewing Ave	0.74 SE	Tade Ct	1.00 NW
EAST Fairview Ave	0.91 SE	W Bowman St	0.56 SE
EAST Indiana Ave	0.41 SE	W Broadway St	0.00 --
EAST Irvington Ave	0.96 SE	W Bronson St	0.62 NE
EAST Sample St	0.54 NE	W Calvert St	0.38 S-
EAST South St	0.79 NE	W Dayton St	0.43 SE
EAST Tutt St	0.60 NE	W Donald St	0.52 S-
EAST Victoria St	0.86 SE	W Dubail St	0.23 S-
Edward St	0.86 SW	W Dunham St	0.71 NW
Fellows St	0.66 SE	W Eckman St	0.90 SE
Ford St	0.80 NW	W Elder St	0.36 NE
Fox St	0.68 SE	W Ewing Ave	0.63 S-

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

TARGET SITE:

SOUTH BEND IN 46613

JOB: SB1037

NORFOLK SOUTHER-ECKLER -LANEY

<u>Street Name</u>	<u>Dist/Dir</u>	<u>Street Name</u>	<u>Dist/Dir</u>
Franklin St	0.15 NE	W Fairview Ave	0.88 SE
Gertrude St	0.92 SW	W Fisher St	0.71 NW
Grace St	0.81 NW	W Garst St	0.29 NE
Hancock St	0.91 NW	W Indiana Ave	0.12 SE
Haney Ave	0.40 SE	W Monroe St	0.78 NE
Hermosa Pl	0.72 SE	W Poland St	0.78 NW
High St	0.89 NE	W Sample St	0.37 NE
Hoffman Ct	0.89 NE	W South St	0.68 N-
Humphreys Ct	0.91 NW	W Tutt St	0.48 NE
Huron St	0.89 NW	W Wayne St	0.95 NE
Keasey St	0.47 NE	W Western Ave	0.87 NE
Kemble Ave	0.31 SW	Webster St	0.58 SW
Kendall St	0.13 NW	Wenger St	0.61 NE
Kerr St	0.37 NW	WEST Bowman St	0.56 SE
Kosciuszko St	0.93 NW	WEST Broadway St	0.00 --
Laurel Ct	0.86 NW	WEST Bronson St	0.62 NE
Laurel St	0.81 NW	WEST Calvert St	0.38 S-
Lebanon St	0.98 NE	WEST Dayton St	0.43 SE
Lincolnway East	0.85 NE	WEST Donald St	0.52 S-
Magnolia St	0.79 SW	WEST Dubail St	0.23 S-
Marietta St	0.83 NE	WEST Dunham St	0.71 NW
Mc Pherson St	0.46 SW	WEST Eckman St	0.90 SE
Milton St	0.53 SE	WEST Elder St	0.36 NE
Monroe Cir	0.73 NE	WEST Ewing Ave	0.63 S-
Monroe St	1.00 NE	WEST Fairview Ave	0.88 SE
Morris St	0.86 SW	WEST Fisher St	0.71 NW
N Pulaski St	0.92 SW	WEST Garst St	0.29 NE
Napier St	0.95 NW	WEST Indiana Ave	0.12 SE
Nash St	0.86 SW	WEST Monroe St	0.78 NE
Neitzel Ct	0.72 NE	WEST Poland St	0.78 NW
NORTH Pulaski St	0.92 SW	WEST Sample St	0.37 NE
Ohio St	0.50 NE	WEST South St	0.68 N-
Oliver St	0.50 SW	WEST Tutt St	0.48 NE
Paper	0.91 NW	WEST Wayne St	0.95 NE
Paris St	0.42 NE	WEST Western Ave	0.87 NE
Pendle Ct	0.69 SE	Whiteman Ct	0.80 NE
Pennsylvania Ave	0.40 NE		

APPENDIX I

FOIA Requests and Responses

* * * Communication Result Report (Nov. 21. 2006 10:09AM) * * *

Fax Header) hull associates

Date/Time: Nov. 21. 2006 10:07AM

File No.	Mode	Destination	Pg(s)	Result	Page Not Sent
7277	Memory TX	915742359305--987	P. 4	OK	

Reason for error
 E. 1) Hang up or line fail
 E. 2) Busy
 E. 3) No answer
 E. 4) No facsimile connection
 E. 5) Exceeded max. E-mail size

Hull

& associates, inc.

3401 Glendale Avenue, Suite 333 • Toledo, OH 43614 • (419) 395-2018 • (419) 395-8477 fax

FACSIMILE COVER SHEET

TO: Howard Buchanan FROM: South Bend Fire Department
 FAX NO: 574-235-9305 HULL PROJECT CODE: SB1037
 DATE: 11-21-2006 TIME: 0800
 RE: Public Records Request
 Number of Pages (including Cover Sheet) 4

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: Howard,

Attached is the Public Records Request form with information for the subject properties.

Thank You,

Matt Beil

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

If you have difficulty receiving this facsimile, please call (419) 395-2018 as soon as possible.

CAUTION

The information contained in this facsimile message is intended only for the individual named. If you are not the named individual, you should not disseminate, distribute or copy this e-mail. Please notify the sender immediately by e-mail if you have received this facsimile by mistake. You may delete this e-mail and any attachments from your system. If you are not the named individual, you should not disseminate, distribute or copy this e-mail. Please notify the sender immediately by e-mail if you have received this facsimile by mistake. You may delete this e-mail and any attachments from your system.

Hull

& associates, inc.

3401 Glendale Avenue, Suite 300 • Toledo, Ohio 43614 • (419) 385-2018 • (419) 385-5487 fax

FACSIMILE COVER SHEET

TO: Howard Buchanan FIRM: South Bend Fire Department
FAX NO: 574-235-9305 HULL PROJECT CODE: SBI037
DATE: 11-21-2006 TIME: 0800
RE: Public Records Request
Number of Pages (Including Cover Sheet) 4

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: Howard,

Attached is the Public Records Request form with information for the subject properties.

Thank You,

Matt Beil

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

If you have difficulty receiving this facsimile, please call (419) 385-2018 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.

CITY OF SOUTH BEND
ACCESS TO PUBLIC RECORDS REQUEST

NAME OF REQUESTING PARTY Matt Beil - Hull & Associates, Inc
ADDRESS OF REQUESTING PARTY 3401 Glendale Ave Ste 300 Toledo, OH 43604
PHONE NUMBER 419-385-2018 DATE OF REQUEST 11-21-2006 TIME 0800
SIGNATURE OF REQUESTING PARTY Matt Beil

INFORMATION REQUESTED: (Please be specific. Use back of this form if additional space is needed.)

Any information concerning fires, USTs, spills, releases, building inspections and emergency responses to hazardous material spills on the property and in the immediate surrounding area.
→ Eckler-Lahay Lumber located at 1406 South Franklin Street, South Bend, Indiana 46613 and the former Norfolk Southern rail yard adjacent to the west of the lumber yard.

Requesting party requests _____ to inspect or X to buy copies (Check One) of the information being requested.

DEPARTMENT HAVING INFORMATION REQUESTED (If known): _____

ALL DECISIONS AS TO DISCLOSABILITY MUST BE MADE AND THE REQUESTING PARTY ADVISED OF SAME WITHIN 24 HOURS AFTER THE REQUEST IS RECEIVED.

INTER OFFICE USE ONLY

Name of Employee Handling Request: _____ Date: _____

Department: _____

DECISION BY CITY ATTORNEY'S OFFICE:

INFORMATION DISCLOSABLE: _____

INFORMATION NONDISCLOSABLE: _____

ATTORNEY COMMENTS: _____

SIGNATURE OF CITY ATTORNEY: _____

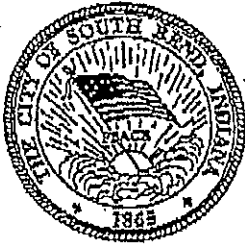
DATE OF DECISION: _____

Informed Requesting Party that information is:

_____ DISCRETIONARY DISCLOSURE

_____ NONDISCLOSABLE

Date: _____ Signature: _____



FAX TRANSMISSION
SOUTH BEND FIRE DEPARTMENT

1222 S. Michigan Street
South Bend, Indiana 46601
Phone: (574) 235-9255
Fax: (574)235-9305

To: Michelle Henn

Date: November 20, 2006

Fax #: (419) 385-5487

Pages: 5 (including cover)

From: A/C Howard Buchanan

Subject: Access to Public Records for 635 S. Main St. and 1406 S. Franklin St., South Bend, IN

COMMENTS:

Please complete a form for each of the above mentioned properties and fax it to my office. We must have these forms completed before any information can be released.

Thank you.



November 10, 2006

Chief Luther Taylor
South Bend Fire Department
1222 South Michigan Street
South Bend, Indiana 46601

RE: Request for Environmental Site Assessment for a Property in South Bend, St. Joseph County, Indiana; SBI037.100.0003.DOC

Dear Chief Taylor:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Site Assessment in St. Joseph County. Hull would like to obtain any information concerning fires, USTs, spills, releases, building inspections, and emergency responses to hazardous material spills on the property and in the immediately surrounding area.

The property name and location:

Eckler Lahey Lumber
1406 South Franklin Street
South Bend, Indiana 46613

And the former Norfolk Southern Rail Yard adjacent to the west of the above mentioned Property.

I have enclosed a site location map for your convenience. If no records are found for the property, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,

J. Matthew Bell
Hydrogeologist II

JMB/jab

Attachment

November 10, 2006

St. Joseph County Health Department
Environmental Health Division
227 West Jefferson Street
South Bend, Indiana 46601

RE: Request for Environmental History, Permit Request, and Site Compliance Information for
a Property in South Bend, St. Joseph County, Indiana; SBI037.100.0001.DOC

To Whom It May Concern:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Property Assessment in St. Joseph County and would like to obtain information on the property indicated below, as well as any adjoining properties that may impact the study area.

We would like to obtain any information pertaining to the environmental history of the property including: site compliance history of environmental violations, reports, complaints, enforcement actions, and permit requests, including those pertaining to adjacent properties.

The property name and location:

Eckler Lahey Lumber
1406 South Franklin Street
South Bend, Indiana 46613

And the former Norfolk Southern Rail Yard adjacent to the west of the above mentioned Property.

I have enclosed a site location map for your convenience. If no records are found for the properties, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,

J Matthew Beil
Hydrogeologist II

JMB/jab

Attachment

Hull

& associates, inc.

November 10, 2006

St. Joseph County Health Department
Emergency Preparedness Division
227 West Jefferson Street
South Bend, Indiana 46601

RE: Local Emergency Planning Committee Information Request For a Property in South Bend, St. Joseph County, Indiana; SBI037.100.0004.DOC

To Whom It May Concern:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Site Assessments in St. Joseph County. Hull is requesting that you check the LEPC files or databases for environmental information on this property.

The property name and location:

Eckler Lashy Lumber
1406 South Franklin Street
South Bend, Indiana 46613

*No Info Found
Jm.*

And the former Norfolk Southern Rail Yard adjacent to the west of the above mentioned Property.

I have enclosed a site location map for your convenience. If no records are found for the property, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,



J Matthew Bell
Hydrogeologist II

JMB/jab

Attachment

* * * Communication Result Report (Nov. 21. 2006 10:10AM) * * *

Fax Header) hull associates

Date/Time: Nov. 21. 2006 10:08AM

File No. Mode	Destination	Pg(s)	Result	Page Not Sent
7278 Memory TX	915742359779--987	P. 3	OK	

Reason for error

E. 1) Hang up or line fail	E. 2) Busy
E. 3) No answer	E. 4) No facsimile connection
E. 5) Exceeded max. E-mail size	

Hull

& associates, inc.

3401 Grandville Avenue, Suite 300 • Toledo, Ohio 43614 • (419) 513-2011 • (419) 482-4417 fax

FACSIMILE COVER SHEET

TO: To Whom it may concern FROM: South Bend EMA
 FAX NO: 574-235-9779 HULL PROJECT CODE: SR1037 & HLF001
 DATE: 11-21-2006 TIME: 0800
 RE: Public Information Request
 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 is/are will not be sent to the recipient.

Notes: Attached are (2) Public Information Requests that were sent to the wrong department. The SR Health Department has redirected us to you.

Thank You!

Mart R. J.

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

If you have difficulty receiving this facsimile, please call (419) 385-2518 as soon as possible.

CAUTION

The information contained in this facsimile message is confidential and is intended solely for the use of the individual named above. If the named individual is not the intended recipient, or if you have received this facsimile in error, you should not disseminate, distribute, or make any use of the information contained herein. If you have received this facsimile in error, please notify the sender immediately by telephone at the number listed above. Thank you.

Hull

& associates, inc.

3401 Glendale Avenue, Suite 300 • Toledo, Ohio 43614 • (419) 385-2018 • (419) 385-8487 fax

FACSIMILE COVER SHEET

TO: To Whom it may concern FIRM: South Bend EMA
FAX NO: 574-235-9779 HULL PROJECT CODE: SBI037 & HLF001
DATE: 11-21-2006 TIME: 0800
RE: Public Information Request
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: Attached are (2) Public Information Requests that
were sent to the wrong department. The SB Health Department
has redirected us to you.

Thank You,

Mark Reil

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

If you have difficulty receiving this facsimile, please call (419) 385-2018 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.



November 21, 2006

St. Joseph County Health Department
Emergency Preparedness Division
227 West Jefferson Street
South Bend, Indiana 46601

RE: Local Emergency Planning Committee Information Request For a Property in South Bend, St. Joseph County, Indiana; HLF001.100.0004.DOC

To Whom It May Concern:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Site Assessments in St. Joseph County. Hull is requesting that you check the LEPC files or databases for environmental information on this property.

The property name and location:

South Bend Community Schools Administrative Building
635 South Main Street
South Bend, Indiana 46601

Other property names may include:

Studebaker Administrative Building

I have enclosed a site location map for your convenience. If no records are found for the property, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,

A handwritten signature in black ink, appearing to read "Michelle Henn". The signature is fluid and cursive.

Michelle Henn
Scientist

MRH/jab

Attachment



November 10, 2006

St. Joseph County Health Department
Emergency Preparedness Division
227 West Jefferson Street
South Bend, Indiana 46601

RE: Local Emergency Planning Committee Information Request For a Property in South Bend, St. Joseph County, Indiana; SBI037.100.0004.DOC

To Whom It May Concern:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Site Assessments in St. Joseph County. Hull is requesting that you check the LEPC files or databases for environmental information on this property.

The property name and location:

Eckler Lahey Lumber
1406 South Franklin Street
South Bend, Indiana 46613

And the former Norfolk Southern Rail Yard adjacent to the west of the above mentioned Property.

I have enclosed a site location map for your convenience. If no records are found for the property, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,

A handwritten signature in black ink that reads "J. Matthew Bell". The signature is written in a cursive, flowing style.

J Matthew Bell
Hydrogeologist II

JMB/jab

Attachment

ST. JOSEPH COUNTY
EMERGENCY MANAGEMENT AGENCY

4714 LATHROP STREET
SOUTH BEND IN 46628
PHONE: 235-9234 FAX: 235-9779

Director: Jeanne Mahoney
Deputy Director: Kaylene M. Fink

FACSIMILE TRANSMITTAL SHEET

TO: Matt FROM: JEANNE/KAYLENE/JULIE
COMPANY: Hull & Assoc. DATE: 11/28/06
FAX NUMBER: 419-385-5487 PAGES: (incl cover): 3
RE: Information Request

URGENT FOR REVIEW PLEASE COMMENT PLEASE REPLY PLEASE RECYCLE

NOTES/COMMENTS:

No Information on Tier 2
Reporting or Spills/Releases
Reported at the Requested
Addresses.

Please Call if
you have any questions

Sincerely
Jeanne Mahoney
Chair,
I E M A

November 10, 2006

Indiana Department of Environmental Management
Leaking Underground Storage Tank Division
100 North Senate Avenue
Indianapolis, Indiana 46204

RE: Request for UST Information For a Property in St. Joseph County, Indiana;
SBI037.100.0005.DOC

To Whom It May Concern:

Hull & Associates, Inc. (Hull) is performing a Phase I Environmental Property Assessments in St. Joseph County. I am interested in determining if the following property has corresponding UST incident files or have USTs registered with the Indiana DEM. If the properties listed have UST incident files, I would like to schedule an appointment with you to review the file at your earliest possible convience. If the file contains only a few pages, please let me know so that I may request copies only instead of scheduling an appointment.

The property name and location:

Eckler Lahey Lumber
1406 South Franklin Street
South Bend, Indiana 46613

And the former Norfolk Southern Rail Yard adjacent to the west of the above mentioned Property.

I have enclosed a site location map for your convenience. If no records are found for the properties, please send us a letter stating so for our records. We thank you in advance for your cooperation with our efforts. If you have any questions, please contact me at (419) 385-2018.

Sincerely,

J Matthew Beil
Hydrogeologist II

JMB/jab

Attachment



INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
We make Indiana a cleaner, healthier place to live.

Mitchell E. Daniels, Jr.
Governor

Thomas W. Easterly
Commissioner

100 North Senate Avenue
Indianapolis, Indiana 46204
(317) 232-8603
(800) 451-6027
www.IN.gov/idem

November 20, 2006

J Matthew Beil
Hull and Associates, Inc.
3401 Glendale Avenue
Suite 300
Toledo, Ohio 43614

Re: South Bend, Indiana Property
Request for Public Records

Dear Mr. Beil,

The Indiana Department of Environmental Management (IDEM), Central File Room received your public record request for information on the following file(s):

Eckler Lahey Lumber
1406 South Franklin Street
South Bend, Indiana 46613

former Norfolk Southern Rail Yard
adjacent to the west of the aforementioned
address

A search of the files within the Central File Room will be conducted and once the search has been done you will be contacted informing you of whether any files were found. If files are located then the number of pages included in the file(s); cost to copy file(s); request form for copying; and information for payment of copying the files will be sent to you by letter or you will receive a phone call from one of the Central File Room Staff members.

If you have any questions or concerns please contact Melissa Farrington at 317-234-0111.

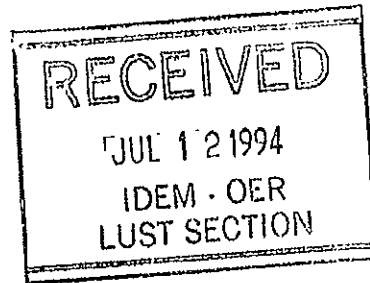
Sincerely,

A handwritten signature in black ink, appearing to read "Melissa Farrington". The signature is fluid and cursive, written over the word "Sincerely,".

Melissa Farrington
Director
Central File Room

APPENDIX J

Previous Reports

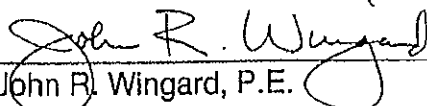


**LUST SITE INVESTIGATION REPORT
1406 SOUTH FRANKLIN
SOUTH BEND, INDIANA**

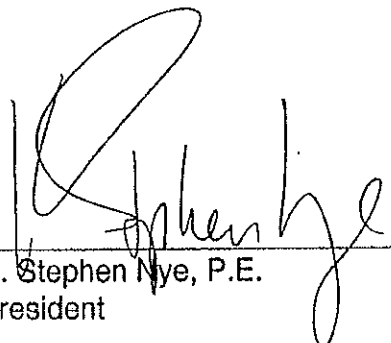
JULY 7, 1994

**PREPARED FOR
ECKLER-LAHEY LUMBER COMPANY**

**PREPARED BY
EIS ENVIRONMENTAL ENGINEERS, INC.
1701 NORTH IRONWOOD DRIVE
SOUTH BEND, INDIANA**



John R. Wingard, P.E.
Senior Engineer



H. Stephen Nye, P.E.
President

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FIGURES

FIGURE

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APPENDICES

APPENDIX

- A. IDNR-DW Provided Well Logs Large And Small Capacity
- B. Subsurface Exploration Logs And Soil Sample Logs
- C. PID Soil Vapor Field Analysis Records
- D. Monitoring Well Design And Sampling Forms
- E. Laboratory Analytical Reports

1.0 BACKGROUND

The subject site located at 1406 South Franklin Street in South Bend, Indiana has been owned and operated as Eckler-Lahey Lumber Company (219/289-2478) by Peter H. Mullen and Peter J. Nemeth since 1979. The previous owner was James H. Lahey. The site has been operated as a lumber company for the past 102 years. The site location is indicated on Figure 1.

According to the owners, there is no history of spills at this facility. The site is located in a downtown urban area that has been developed since the 1800's. There are no wetlands, or municipal and/or community well fields in the immediate area. The nearest school is located approximately 0.5 miles to the southwest.

The subsurface soils in the vicinity of the site consists of deep, well-drained sandy loam (U.S.D.A. 1977). The locations of all water wells within 1.0 mile of the site as identified by the Indiana Department of Natural Resources - Groundwater Section are shown in Figure 1. The closest well is approximately 2,000 feet north of the site.

EIS Environmental Engineers, Inc. (EIS) was retained by Eckler-Lahey Lumber Company to monitor the removal and permanent closure of three underground gasoline storage tanks from the site on April 12, 1994. An examination of the first two tanks (one 2,000-gallon and one 550-gallon) and associated excavations did not indicate any evidence of contamination associated with these two tanks. A UST System Closure Report for these two tanks was filed along with the appropriate forms and laboratory analytical reports as per IDEM guidelines for clean closure in May 1994.

Although the third tank appeared to be in good condition and no evidence of contamination was observed during the excavation and removal of this tank,

ECKLER LAHEY LUMBER CO. SITE LOCATION MAP
FIGURE 1



APPROXIMATE SCALE 1 IN = 2000 FT.
USGS 7.5 MINUTE SERIES
SOUTH BEND, INDIANA



evidence of a possible release including a strong unusual odor was observed in the soil samples collected about two feet below the floor of the excavation for this tank. This was a steel, 550-gallon gasoline storage tank (which may also have been used to store a gasoline/ethanol mixture in the past) that had been in place for at least the past 50 years. Use of this tank was discontinued in about 1989 according to the owner. No tightness test had been performed on the tank and no leak detection system was used with the tank.

2.0 INCIDENT DESCRIPTION

The incident was reported to Jeff Turley at the Indiana Department of Environmental Management (IDEM) on April 13, 1994, as a suspected release. Release incident number 9404513 was assigned by IDEM. The type of material released and the volume of material lost are unknown as the tank had not been in service since about 1989. The affected area appeared to be the soil from 2 to 3 feet below the floor of the excavation. Further excavation of this contaminated soil could not be performed without jeopardizing the adjacent structures. Soil samples taken during the tank removal were subsequently analyzed and while the sidewall samples were found to contain less than 20 ppm of Total Petroleum Hydrocarbons (TPH), the two samples taken about 2 feet below the floor of the excavation were found to contain 1,320 ppm and 1,290 ppm of TPH. The laboratory analytical reports are included in Appendix E. The laboratory indicated the petroleum product contamination found was more like kerosene than gasoline. The property owner does not recall kerosene ever having been stored in this tank. No free product was observed. It was unknown at the time of the tank removal whether or not the groundwater in the area was affected. However, given the length of time which had elapsed since the tank had last been used and the fact that city water was commonly used in the area, there did not appear to be any immediate health or environmental risks associated with the release. The pit was backfilled with the soil from the excavation and with clean fill brought to the site by the removal contractor.

3.0 INITIAL RESPONSE/ABATEMENT AND FREE PRODUCT REMOVAL

Given the nature of the suspected release, the time elapsed since the tank had been used, the absence of free product and the adjacent structures prohibiting additional excavation, no emergency response or abatement actions were taken.

4.0 INVESTIGATIONS

4.1 Regional

The regional geology of the site is characterized by Pre-Cambrian igneous lithologies overlain by Paleozoic limestone, dolomite, sandstone, siltstone and shale, which in turn overlain by glacial drift (DNR 1987). The subject site lies in an area of the St. Joseph River basin in which the bedrock surface generally consists of the Ellsworth Shale. The soils in the area of the subject site are characterized by the Oshtemo series of sandy loams with 0 to 2% slopes (U.S.D.A. 1977).

According to the Indiana DNR - Division of Water (IDNR-DW) report on the Water Resource Availability of the St. Joseph River Basin, regional depth to groundwater in the area of the site is approximately 30 to 35 feet. The seasonal fluctuations are unknown. The general direction of regional groundwater flow in the area is to the northwest. A map of the location and depth of high capacity wells (greater than 70 gallons/minute) within a two mile radius of the site is included as Figure 1. According to Ralph Spaeth of the IDNR-DW, there may be smaller wells located within a mile of the site but the existence and locations for all but five of these wells is unknown. The well log information for these five wells provided by the IDNR-DW is included in Appendix A. The area of the site is characterized by commercial and industrial operations and is zoned as a combination of commercial, residential and industrial properties by the Area Plan Commission (see Figure 2). The only surface water body within a one mile radius of the site is Bowman Creek located approximately one mile to the east. The St. Joseph River is located just over one mile from the site to the northeast.

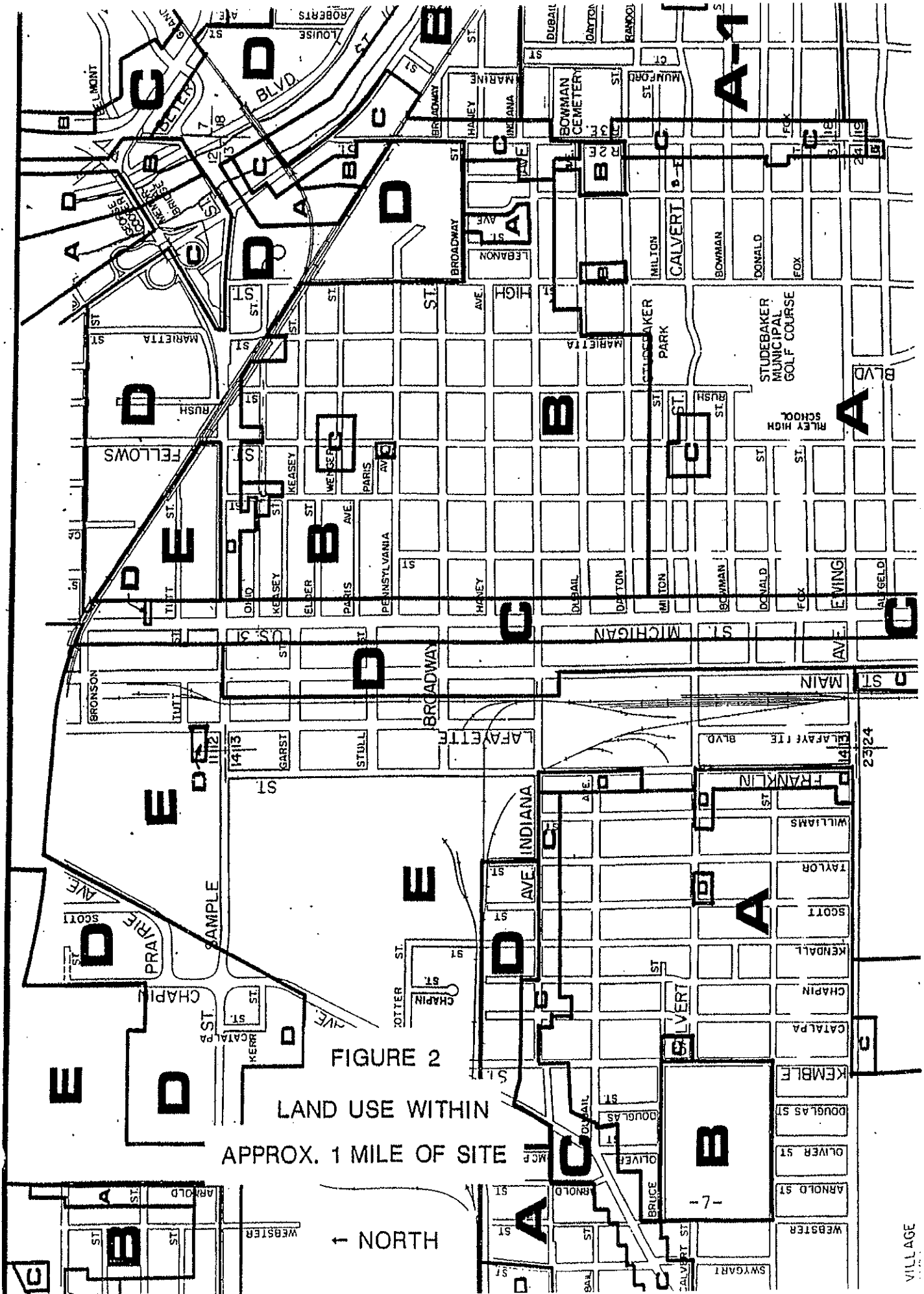


FIGURE 2
 LAND USE WITHIN
 APPROX. 1 MILE OF SITE

NORTH

7

4.2 Site Specific

On May 31 and June 1, 1994, four soil borings were conducted using a truck-mounted drill rig equipped with hollow-stem augers. The boring locations are indicated on Figure 3. The borings were extended into the water table in order to permit groundwater sampling and installation of monitoring wells where deemed appropriate.

Split-spoon soil samples were collected continuously in accordance with ASTM Method D-1586. Each split-spoon sample was examined and soil descriptions and observations were recorded by EIS field staff on Subsurface Exploration Logs which are provided in Appendix B. The Soil Sample Logs are also included in Appendix B.

A portion of each split-spoon soil sample was screened with a field photoionization detector (PID) analyzer for the possible presence of VOC. The sample was used to halfway fill a glass container which was sealed with parafilm. After approximately five minutes, the parafilm was punctured and the tip of the PID analyzer was inserted to obtain a reading on the headspace soil vapors. The field PID analyzer calibration and field analysis records are provided in Appendix C. The PID analyzer readings were used to help select which soil samples to submit for laboratory analysis.

A Teflon bailer was utilized to collect groundwater samples from a two inch diameter, 0.010 inch slot PVC well screen temporarily set inside the drill augers at boring location SB-1 on May 31, 1994. On May 31 and June 1, 1994, permanent monitoring wells MW-1, MW-2 and MW-3 were placed at soil boring locations SB-2, SB-3 and SB-4, respectively. Samples of groundwater were collected from monitoring wells MW-1, MW-2 and MW-3 on June 10, 1994.

Approximately three well volumes of water were purged using a PVC bailer prior to the groundwater sample collection. The bailers used were decontaminated prior to each use by washing with a nonphosphate detergent solution and triple rinsing with deionized water. The hollow-stem augers were steam cleaned prior to use at each boring location. Details of the monitoring well construction and groundwater sampling were recorded on Monitoring Well Design Forms and Monitoring Well Sampling Forms which are provided in Appendix D. All groundwater samples were submitted to the lab for the analysis of BETX.

Field indications of possible contamination consisting of distinct odor and/or elevated PID analyzer readings were observed in soil boring SB-1. No field indications of contamination were observed in soil borings SB-2, SB-3 or SB-4. In order to determine the vertical extent of contamination, soil samples to be analyzed in the laboratory for Total Petroleum Hydrocarbons (TPH) were collected from SB-1 at a depth of 16.5 to 18.0 feet where field PID analyzer readings were the highest, and at 24.0 to 25.5 feet where field PID analyzer readings indicated no contamination. Both of these soil samples were collected from above the groundwater table (approximately 27.0 feet). Since field PID analyzer readings for SB-2, SB-3 and SB-4 indicated that no contamination was present in the boreholes, a sample was collected from each borehole at a depth of 16.5 to 18.0 feet, the depth interval where field indications of contamination were the highest in SB-1, and submitted to the laboratory for TPH analysis for confirmation.

After sample collection, borehole SB-1 was grouted with high-solids bentonite grout from the bottom of the boring to grade. After sample collection, soil and groundwater samples were placed in an iced cooler and transported with a chain-of-custody form to the EIS laboratory.

5.0 FINDINGS AND CONCLUSIONS

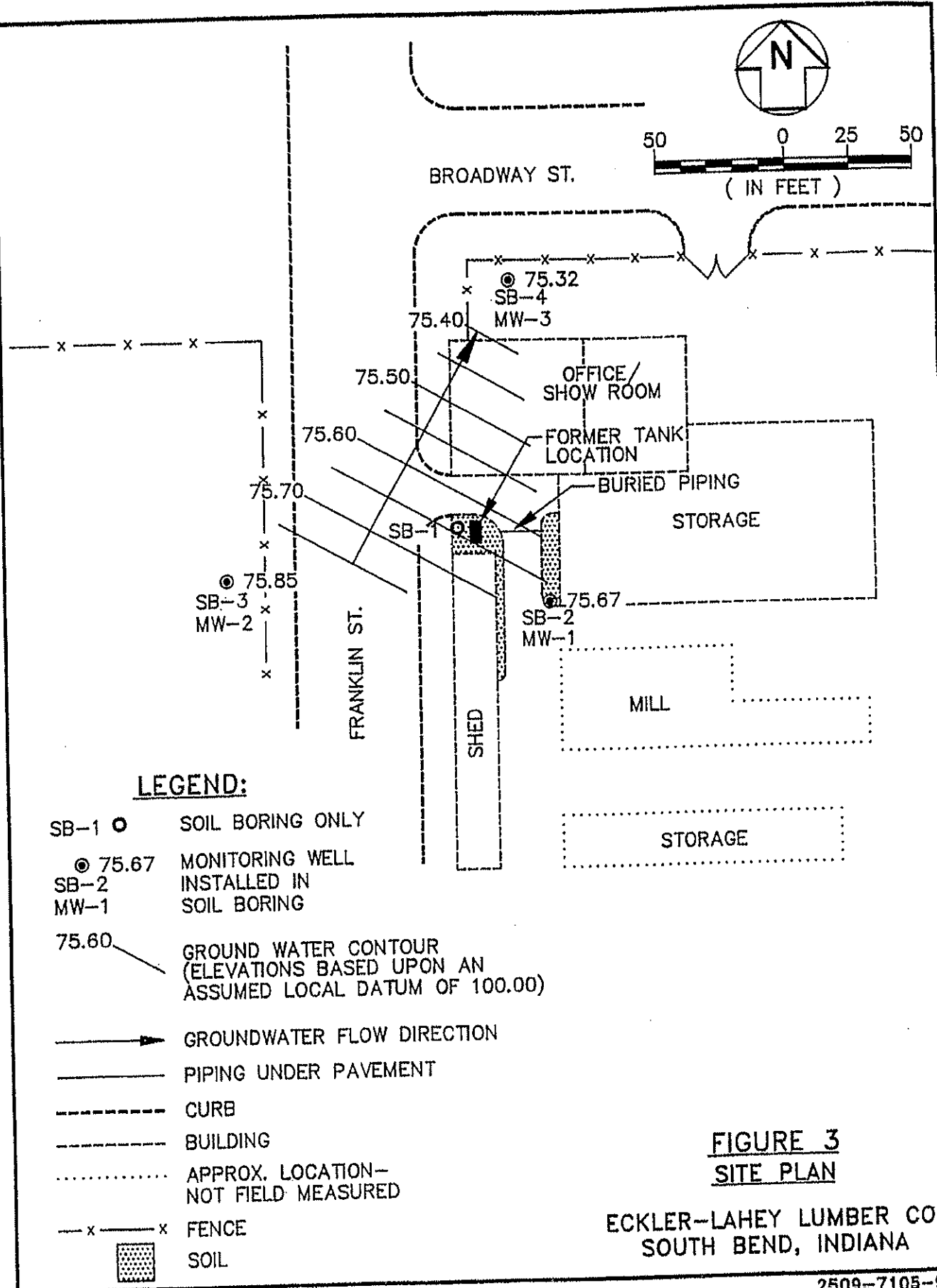
In order to determine a hydraulic gradient for the site, static water level measurements were obtained on June 10, 1994 from the three monitoring wells installed. Groundwater flow direction as determined from the June 10, 1994 static water levels is to the northeast (See Figure 3). Although this is a variation from the expected flow direction to the northwest, monitoring well MW-3 still appears to be generally downgradient of the contaminated area.

A cross-section showing the vertical extent of the contamination is included in Figures 4 and 5. The vertical extent of contamination is estimated based on field PID analyzer results and the laboratory analysis of soil samples. The complete laboratory reports are included in Appendix E. The only areas of soil contamination identified are in the immediate vicinity of the 550-gallon gasoline storage tank which was removed on April 12, 1994. Soil samples taken from a depth of about 8 feet below grade (about 2 feet below the bottom of the excavated area) and a soil sample taken from a depth of 16.5 to 18 feet in boring SB-1 (approximately 3 feet west of the excavated area) showed the presence of about 1,300 to 1,400 ppm of TPH. The soil sample from a depth of 24 to 24.5 feet in boring SB-1 was found to have less than 20 ppm of TPH. The groundwater samples from boring SB-1 and from monitoring wells MW-1, MW-2 and MW-3 were all found to be non-detect for BETX.

Based on consideration of the following factors, it is proposed that no corrective action be required for this incident:

- The only identified soil TPH contamination is limited to an area of approximately 9 feet by 9 feet and depths of about 8 feet to a maximum depth of about 20 feet near the former 550-gallon gasoline storage tank.

- The laboratory analysis of the soil samples indicated that the contamination found was more like kerosene than gasoline. The property owner does not recall kerosene ever being stored in the subject tank. Also, the subject tank appeared to be in good condition when it was removed and no evidence of contamination was detected until soil samples were collected from about 2 feet below the bottom of the excavated area. These factors suggest the possibility that the soil contamination found may not be associated with the subject underground tank.
- The groundwater samples collected and analyzed indicated that groundwater has not been impacted.
- The site and the surrounding area are serviced by city water.
- The proximity of existing buildings to the former UST area precludes excavation of contaminated soil and would seriously complicate any other corrective measures.

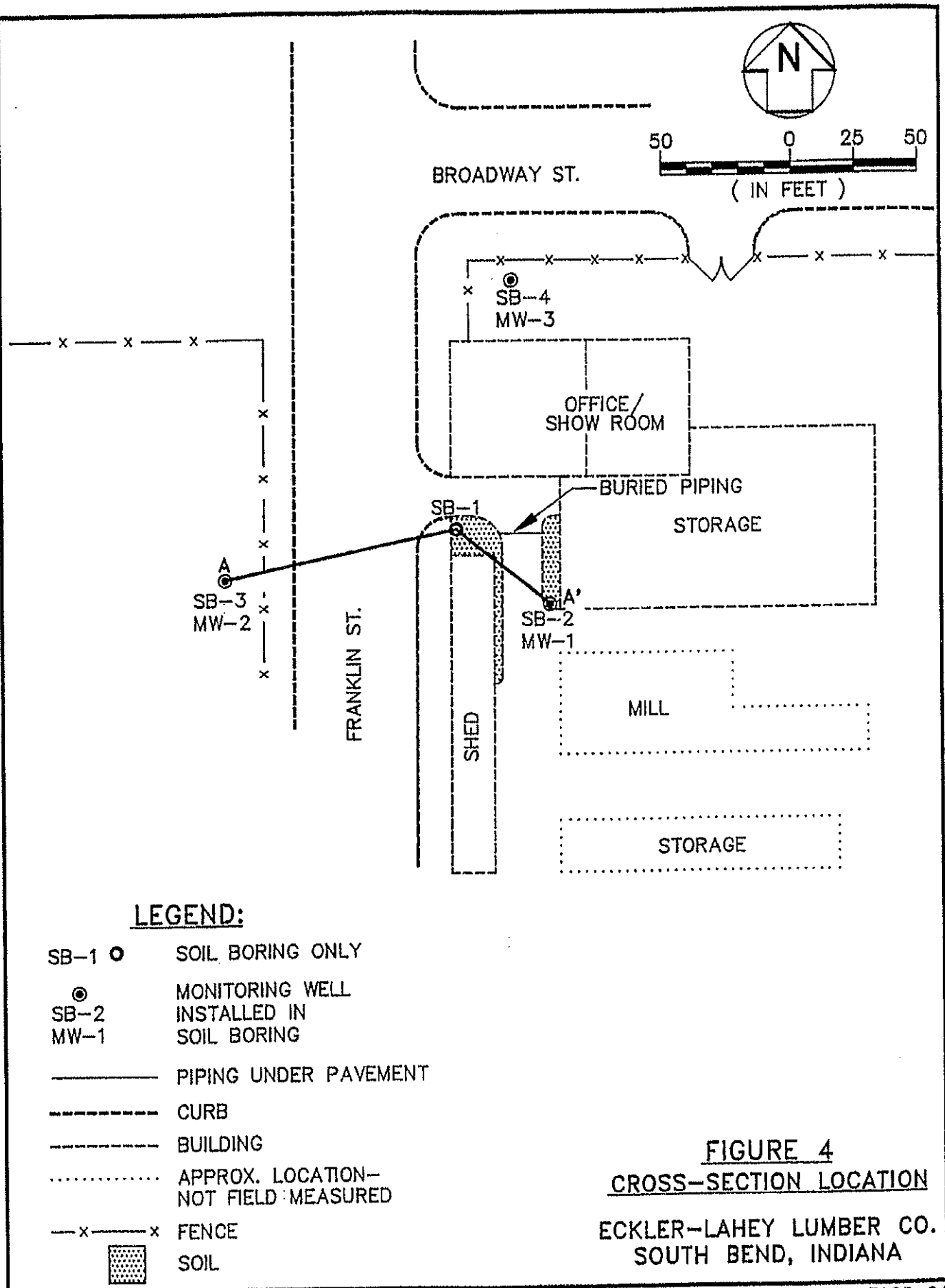


LEGEND:

- SB-1 ● SOIL BORING ONLY
- 75.67 MONITORING WELL
SB-2 INSTALLED IN
MW-1 SOIL BORING
- 75.60 ——— GROUND WATER CONTOUR
(ELEVATIONS BASED UPON AN
ASSUMED LOCAL DATUM OF 100.00)
- ▶ GROUNDWATER FLOW DIRECTION
- PIPING UNDER PAVEMENT
- CURB
- BUILDING
- APPROX. LOCATION-
NOT FIELD MEASURED
- x — x FENCE
- SOIL

FIGURE 3
SITE PLAN

ECKLER-LAHEY LUMBER CO.
SOUTH BEND, INDIANA



LEGEND:

- SB-1 ● SOIL BORING ONLY
- MONITORING WELL INSTALLED IN
- SB-2 SOIL BORING
- MW-1
- PIPING UNDER PAVEMENT
- CURB
- BUILDING
- APPROX. LOCATION - NOT FIELD MEASURED
- x-x-x-x FENCE
- ▒ SOIL

FIGURE 4
CROSS-SECTION LOCATION
ECKLER-LAHEY LUMBER CO.
SOUTH BEND, INDIANA

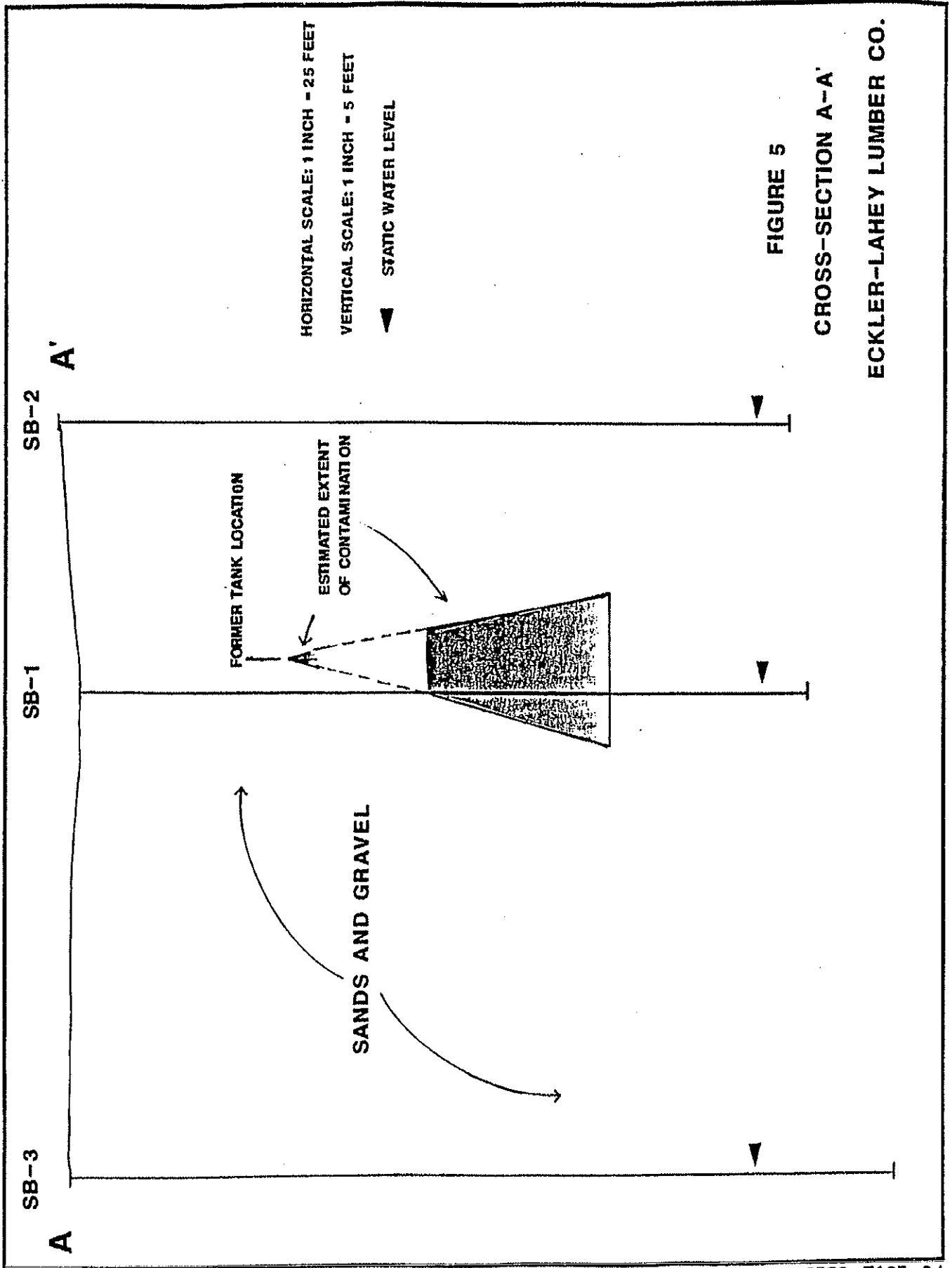


FIGURE 5

CROSS-SECTION A-A'

ECKLER-LAHEY LUMBER CO.

REFERENCES

United States Department of Agriculture, Soil Conservation Service, Soil Survey of St. Joseph County, Indiana, U.S. Government Printing Office (1977), 100 p.

State of Indiana, Department of Natural Resources, Division of Water, Water Resource Availability in the St. Joseph River Basin, Indiana (1987) 139 p.

APPENDIX K

Resume of Environmental Professional

Douglas G. Stuart, CHMM

Senior Project Manager

Mr. 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, Mr. Stuart 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. Mr. Stuart 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). Mr. Stuart 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.