



Phase I Environmental Site Assessment

LAVEEN AREA CONVEYANCE CHANNEL



Prepared for
Flood Control District
of Maricopa County



Prepared by

URS

URS Corporation
7720 North 16th Street, Suite 100
Phoenix, AZ 85020
Tel: 602.371.1100
Fax: 602.371.1615

MARCH 2001



March 2001

Ms. Theresa Hoff
Flood Control District of Maricopa County
2801 West Durango Street
Phoenix, Arizona 85009-6399

**Re: Final Report
Phase I Environmental Site Assessment
Laveen Area Conveyance Channel Project
In Phoenix, Arizona
for Flood Control District of Maricopa County
URS Job No. E1-15448010.50**

Dear Ms. Hoff:

Pursuant to your request, URS has completed the Phase I Environmental Site Assessment for the above-referenced property. The attached report summarizes the findings of this assessment.

We are pleased to be of service to the Flood Control District of Maricopa County. Should you have any questions or if we may be of some additional service, please contact URS at (602) 371-1100.

Sincerely,

URS

Robert J. Petrisko
Environmental Assessment Manager
Due Diligence

RJP/tc



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1.0 INTRODUCTION

URS was retained by the Flood Control District of Maricopa County (Flood Control) to conduct a Phase I Environmental Site Assessment (ESA) on the Laveen Area Conveyance Channel Project located in Phoenix, Maricopa County, Arizona (the "site" or the "project property"). This Phase I ESA was conducted in accordance with URS' revised proposal to the Flood Control, dated November 15, 2000. This Phase I ESA was conducted to review past and current land use practices at the site and on adjacent properties at



the time of our site reconnaissance and is consistent with the methods and procedures described in the American Society for Testing and Materials (ASTM) "Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process" (Standard Designation E 1527-00), published in September 2000. The Phase I Environmental Site Assessment objectives, scope, and limitations are presented in the following sections.

1.1 PURPOSE AND SCOPE OF WORK

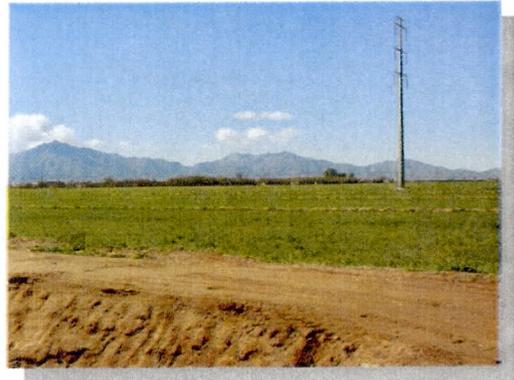
The Phase I ESA was performed in accordance with ASTM Standard E 1527-00. This assessment was conducted to identify recognized environmental conditions associated with the project property. ASTM defines recognized environmental conditions as the presence or likely presence of hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release into structures, ground, groundwater, or surface water on the project property. The term includes hazardous substances or petroleum products even under conditions in compliance with 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.

The environmental assessment was accomplished by, and limited to, a reconnaissance of the site, a review of publicly available records, a review of pertinent documentation presently and readily available from Flood Control and/or through URS' standard resources, and interviews with



knowledgeable individuals. The site vicinity is defined as the neighboring properties and facilities within an approximate distance of ¼ mile of the site, the nature of which may adversely affect or have affected environmental conditions at the site due to the presence and/or release of hazardous substances or petroleum products to the environment. The report is intended for the exclusive use of the Flood Control District of Maricopa County. URS' scope of services for the environmental site assessment included the following elements:

- ❖ Historical review of the current and past uses of the project property.
- ❖ Review of pertinent, available documents and maps regarding local geologic and hydrogeologic conditions.
- ❖ Review and interpretation of available historical aerial photographs of the site and surrounding area to allow inference regarding historical site development.
- ❖ Review and interpretation of available archival topographic maps, historical land use maps (such as Sanborn Fire Insurance maps) of the site and the area within ¼ mile of the project property for information regarding historical site land use that could have involved the manufacture, generation, use, storage and/or disposal of hazardous substances.
- ❖ A site reconnaissance to assess evidence of current and/or past use or storage of toxic or hazardous material; on-site ponds, landfills, dry wells, waste streams or other disposal units; visible soil contamination; aboveground or underground storage tanks; electrical transformers containing polychlorinated biphenyls (PCBs); and drums, barrels and other storage containers.
- ❖ Visual observations of adjacent properties from the site to assess their potential to adversely impact the project property.
- ❖ Inquiries by telephone or writing to applicable municipal, county, and state regulatory agencies for information regarding environmental permits, environmental violations or incidents and/or status of enforcement actions at the project property. Agency contacts





included the Arizona Department of Environmental Quality (ADEQ), Arizona Department of Water Resources (ADWR), Maricopa County Health Department, and the local Fire Department.

- ❖ Review of the following state and Federal agency lists and databases of known or potential hazardous waste sites and sites currently under investigation for potential environmental violations. Although the regulatory database depicts the shape of the proposed Laveen Area Conveyance Channel (LACC), regulatory search distances were extended to include the existing Maricopa Drain which parallels, transects, and contains portions of the LACC. The following databases were reviewed:

Type of Database	Description of Database	Radius Searched
NPL	The National Priorities List (NPL) identifies uncontrolled or abandoned hazardous waste sites. To appear on the NPL, sites must have met or surpassed a predetermined hazard ranking system score, been chosen as a state's top priority site, pose a significant health or environmental threat, or be a site where the EPA has determined that remedial action is more cost-effective than removal action.	1 mile
CERCLIS	The Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) database identifies hazardous waste sites that require investigation and possible remedial action to mitigate potential negative impacts on human health or the environment.	0.5 mile
RCRA TSDs	Resource Conservation & Recovery Act (RCRA) treatment, storage, or disposal (TSD) sites.	1 mile
CORRACTS	RCRA TSD facilities ordered to implement corrective actions.	1 mile
RCRA Generators	RCRA-regulated hazardous waste generator notifiers list; both Large and Small Quantity Generators are included in this list.	Target property and adjoining
ERNS	EPA's Emergency Response Notification System (ERNS) list contains reported spill records of oil and hazardous substances.	Target property
SPL/WQARF	State Equivalent Priority List / Water Quality Assurance Revolving Fund.	1 mile
SHWS	State Hazardous Waste Sites Listing.	1 mile
SWLF	State inventory of solid waste disposal and landfill sites.	0.5 mile
LUST	List of information pertaining to all reported leaking underground storage tanks.	0.5 mile
UST	State underground storage tank sites listing.	Target property and adjoining
Drywells	State drywell registration list.	Target property

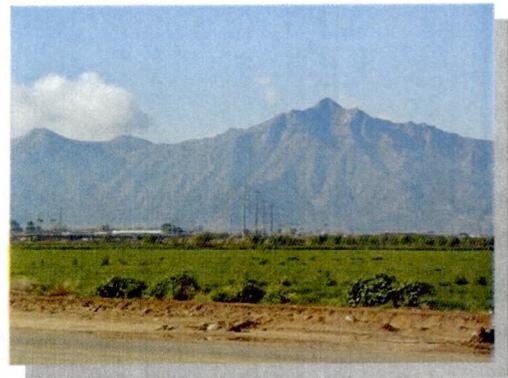


- ❖ Preparation of this report to present the findings and conclusions.

It was not in our scope and we did not assess structural, mechanical, electrical systems, environmental regulatory compliance, or worker health and safety issues. Sampling and analysis for radon, lead-based paint, water, soil, or other environmental media were not included in our scope of services.

1.2 LIMITING CONDITIONS

During our site visits, URS traversed existing roads and drivable canals utilizing two-wheel drive vehicles. URS also conducted a walking reconnaissance of some areas not accessible by vehicle. However, due to its size (approximately 5.7 miles long) and type of property in many areas (agricultural crop land), not every square foot of the project property was physically inspected. Due to the type of land (garbage dumps with numerous divided fencelines) and presence of animals (hogs, cattle, horses,



dogs) in the area of the Hutchinson property, URS was unable to traverse and observe specific environmental conditions of this part of the project property. Additionally, the backyards of the small residential neighborhood located just east of 51st Avenue were not accessed due to numerous private fencelines and animals. However, both of these areas appear to be impacted for temporary construction easement (TCE) purposes only, according to maps provided by Flood Control. Access to some areas of the Webster property were not provided to URS during our site reconnaissance; storage trailer, garage, and the two private residences. However, URS conducted a telephone interview with the owners regarding the contents of these structures.

1.3 LIMITATIONS OF THE PHASE I ESA

The Phase I Environmental Site Assessment was prepared in accordance with the scope of work described in URS' proposal to the Flood Control District of Maricopa County, dated November 15, 2000. The work conducted by URS is limited to the services agreed to in the proposal and no other services beyond those explicitly stated should be inferred or are implied.



The conclusions presented in this report are professional opinions based solely upon URS' visual observations of the site and the immediate site vicinity, and upon URS' interpretations of the readily available historical information, conversations with personnel knowledgeable about the site, and other readily available information, as referenced in the report. These conclusions are intended exclusively for the purpose stated herein, at the site indicated, and for the project indicated.

The information provided by URS is for the exclusive use of the Flood Control District of Maricopa County. The scope of services performed during this investigation may not be appropriate for other users, and any use or re-use of this document, or the findings, conclusions, or recommendations presented herein is at the sole risk of said user.

This study was not intended to be a definitive investigation of possible contamination at the project property. The purpose and scope of this investigation was to determine if there is reason to suspect the possibility of contamination at the site.

This report is intended to be used in its entirety. No excerpts may be taken to be representative of the findings of this assessment. Opinions and recommendations presented in this report apply to site conditions and features as they existed at the time of URS' site visit, and those reasonably foreseeable. They cannot necessarily apply to conditions and features of which URS is unaware and has not had the opportunity to evaluate.

2.0 SITE DESCRIPTION

Information concerning the project property presented in the following subsections is based on a review of readily available published information and a site reconnaissance conducted by URS personnel on February 9, 15, and 16, 2000.

2.1 PHYSICAL LOCATION AND DESCRIPTION OF PROPERTY

The Laveen Area Conveyance Channel (LACC) project is located southwest of downtown Phoenix in central Arizona as shown on Figure 1. The project property consists of a 5.7-mile corridor of primarily agricultural land and is located in Sections 32, 33, and 34 (Township 1 North, Range 1 East), Sections 5 and 6 (Township 1 South, Range 1 East), Sections 1 and 2 (Township 1 South, Range 1 West), and Section 35 (Township 1 North, Range 1 West) of the Gila and Salt River Base Meridian (see Figure 2). The project property also consists of the existing Maricopa Drain that



generally parallels, transects, and contains portions of the proposed LACC at no more than 2000 feet away at its furthest point.

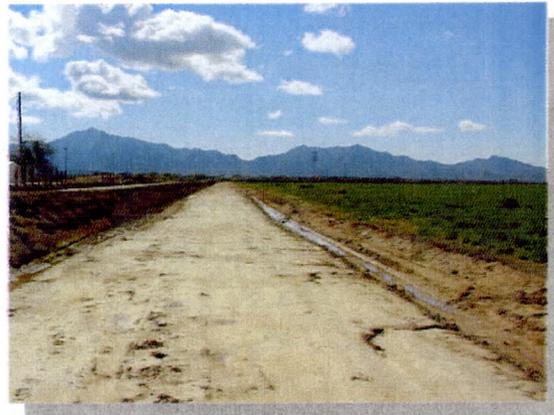
The entire “site” is more specifically located between 43rd Avenue on the east, 83rd Avenue on the west, Southern Avenue on the north, and Dobbins Road on the south, and lies within portions of Phoenix, Laveen, and (Maricopa) county land in Arizona.

2.2 ENVIRONMENTAL SETTING

Environmental characteristics including topography, geology, and hydrogeology were evaluated based on site observations, published literature, and maps.

2.2.1 TOPOGRAPHY

According to URS’ review of United States Department of the Interior Geological Survey, Fowler, Arizona 7.5 minute topographic quadrangle map, 1952, photorevised 1982 and Laveen, Arizona 7.5 minute topographic quadrangle map, 1952, photorevised 1967 and 1973, the general direction of surface-water flow in the area of the project property is west toward the Gila /Salt Rivers. According to these topographic maps, the project property is relatively flat with an elevation of approximately 1000 feet above mean sea level.



2.2.2 GEOLOGY

The LACC is situated within the Basin and Range Physiographic Province of Arizona. The Basin and Range Province is characterized by broad alluvium-filled basins separated by north-northwest trending block-faulted mountain ranges. This structural trend is the result of northwest-southeast faults formed by extensional tectonism during the Tertiary. Mountain blocks uplifted during tectonic activity were accompanied by extensive erosion that filled the intermontane valleys with alluvium. Extensional faulting also resulted in large-scale volcanism that produced extensive basalt and tuff deposits that eroded and contributed alluvium to the basin fill.



The project property is more specifically located in the Salt River Valley, a broad alluvial basin



within the Basin and Range physiographic province. The basin is almost completely surrounded by mountains composed primarily of granitic, metamorphic, and volcanic rocks and minor amounts of consolidated sedimentary rocks. The valley floor is underlain by unconsolidated to semi-consolidated basin-fill sediments. In the eastern part of the Salt River Valley area, sedimentary deposits form the main water-bearing units and consist mainly of unconsolidated and weakly

consolidated clay, silt, sand, and gravel. The main water-bearing unit ranges in thickness from a few tens of feet near the mountains to more than 1,200 feet in the central part of the area (Cooley, M.E., 1973, map showing distribution and estimated thickness of alluvial deposits in the Phoenix area Arizona: U.S. Geological Survey Miscellaneous Investigations Series Map I-845-C). Crystalline rocks, which consists mainly of schist, gneiss, granite, and felsic to mafic volcanic rocks, are present in the mountains that border the main water-bearing units. Well-cemented conglomerate and sandstone may also be present in places (Lancy, R.L.; Ross, P.P.; and Littin, G.R.; April 1978; maps showing Ground-Water Conditions in the Eastern Part of the Salt River Valley).

2.2.3 SOILS

URS reviewed readily available reference material providing soil types for the project property. According to the U.S. Department of Agriculture Soil Conservation Service, the project property consists of several different soil types, however, the most prominent appear to be Gilman loam and Laveen loam. Both of these soil types are defined as deep, well-drained soils that occur on stream terraces, valley plains, and alluvial fans. They are typically used for irrigated crops, range, recreation, and wildlife. Irrigated areas include cotton, alfalfa, sorghum, wheat, citrus, and vegetables. The soil has a slight to moderate erosion hazard with a moderate permeability and a slow water runoff.

2.2.4 HYDROLOGY

According to B.A. Hammett and R.L. Herther's *Maps Showing Groundwater Conditions in the Phoenix Active Management Area, Maricopa, Pinal and Yavapai Counties*,





Arizona - 1992, the depth to groundwater in the area of the project property ranges from approximately 60 feet in the east to 20 feet in the west. The general direction of groundwater flow in the vicinity of the project property is northwest toward the Gila/Salt Rivers.

3.0 SITE RECONNAISSANCE

URS' site reconnaissance was conducted to observe existing operations and environmental conditions, including: chemical storage and disposal areas, evidence of stressed vegetation, disturbed topography, soil and surficial staining, evidence of underground/aboveground storage tanks, and the presence of PCB-containing equipment.

3.1 GENERAL CONDITIONS

URS personnel conducted a site reconnaissance of the project property on February 9, 15, and 16, 2000. URS was accompanied by Ms. Theresa Hoff during one of our visits to the site. The project property consists of an approximate 5.7-mile corridor (200 feet wide at most) of primarily



agricultural land located approximately 5 miles southwest of downtown Phoenix, Arizona as shown on Figure 2.

URS also observed current conditions of the existing Maricopa Drain which generally parallels, transects, and contains portions of the proposed LACC. To our understanding, the purpose of the LACC project will be to construct an earthen channel to convey the 100-year storm event and alleviate flooding problems in the area.

As part of the Flood Control's project, the existing Maricopa Drain will be backfilled. Aerial photographs are included as Figures 3, 4, and 5 and show the approximate path of the proposed LACC and the existing Maricopa Drain.

The LACC project begins at the southeast corner of 43rd and Southern Avenues where the site contains 19 acres of vacant graded land. This area of land contains a desert wash, a pump station, and is surrounded by a residential neighborhood to the south and east (see Site Photographs 1 and 2).

From this point, the project property trends southwest across 43rd Avenue through several agricultural fields until approximately 49th Avenue where it travels directly west along a small



residential neighborhood (see Site Photograph 3). According to maps provided to us by the Flood Control, the proposed channel will not extend into the yards of the residential homes. However, the temporary construction easement, which will extend an additional 100 feet on either side of the LACC project corridor, appears as if it will impact the yards of these homes (see Figure 3). Based on access restrictions and private fencelines, URS could not physically observe all areas of these yards. However, the yards appear to contain only residential-type structures (i.e. garages, swing-sets, gardens, laundry lines, etc.) and do not appear to contain any recognized environmental concerns. Based on this type of residential development, it is unlikely that the Flood Control will utilize temporary construction easements within this area.

From 51st Avenue, the project property trends southwest through more agricultural fields and then directly west along the north side of Baseline Road for approximately ¼ mile. At this point, the temporary construction easement portion of the LACC project will again extend into the yards of a small residential neighborhood between 55th and 56th Avenues. Similarly, the yards contained only residential-type structures with no evidence of recognized environmental conditions.

Just after 56th Avenue, the project property trends southwest again through several more agricultural fields until it aligns itself with the existing Maricopa Drain at approximately 65th Avenue. At this point, the temporary construction easement (TCE) portion of the LACC project extends through the northern part of a cattle/dairy farm property owned by “Moss”. The portion of the cattle farm property affected by the TCE consists of two wastewater ponds (see Figure 4). The ponds receive cattle waste in the form of liquids and solids from the farm operation. The wastewater is then reused as fertilizer during irrigation of the adjacent agricultural fields.

As the project property trends west of 67th Avenue along the existing Maricopa Drain, approximately 60 feet of the proposed channel (as well as 100 feet of the TCE) lies south of the drain into an area known as the “Hutchinson” property (see Figure 5). Based on our site reconnaissance, the Hutchinson-owned property contains several tenants that one may classify as “squatters”. The property is divided by numerous fencelines throughout several areas of garbage dumps. Although some dilapidated mobile trailers were observed on the property, no tenants could be located. However, the property did contain numerous dogs, pigs, cattle, and various farm animals that appeared to wander throughout the area. The only visible sign in the area of the Hutchinson property read “PUERCOS PIGS: DEVENTA”. Amongst the debris, the property contained trailers, old cars, animal pens, 55-gallon drums, aboveground storage tanks, wood, scrap metal, tires, and general garbage strewn about the site. Site Photographs 4 through 6 depict examples of the debris observed.



Based on the lack of site access and visible tenants, URS did not enter the Hutchinson property, but rather viewed it from the surrounding fencelines along the existing Maricopa Drain. Additional information regarding site observations are discussed in the following subsections.

At the intersection of the project property with the Gila River Indian Community, the proposed LACC travels northwest approximately 1¾ miles until it reaches the Salt River near 83rd Avenue. Along this path, however, the project property transects the Webster property located at the southwest corner of Baseline Road and 75th Avenue (see Figures 5 and 6). According to Mr. Webster, the physical address of the property is 7505 West Baseline Road. The Webster property is a former cattle-feed lot that began operation in the early-1970s. The property consists of two residential homes, several maintenance/storage sheds, and several corral areas. Although chemical use on the property has extensively diminished, residual drums and tanks associated with former practices were noted during our site reconnaissance (see Site Photographs 7 and 8). Detailed information regarding the Webster property is discussed in the following subsections as well as in Section 5.0, Historical Information.



Along the proposed 5.7-mile LACC, the project property is bordered by agricultural fields, farm houses, small residential developments, Gila River Indian Community, and the Salt River. The site can be accessed by various surrounding streets (Southern Avenue, Baseline Road), numerous avenues (43rd, 51st, 59th, 67th, and 75th), agricultural access roads, and along the existing Maricopa Drain. The Hutchinson property, located along the southern portion of the Maricopa Drain, could only be accessed off of Dobbins Road utilizing several dirt roads.

3.1.1 HAZARDOUS SUBSTANCES AND WASTES

Chemical use, storage, and disposal appears to be limited to two properties within the LACC corridor; the Webster and Hutchinson properties. Both of these properties lie south of Baseline Road and between approximately 67th and 75th Avenues (Sections 1 and 2 of Township 1 South, Range 1 West).



The southern corner of the Webster property contains approximately forty-five 55-gallon drums. Almost all of the drums are empty with half of them located on wooden pallets and the remaining half on soil (see Site Photographs 9 and 10). Although not specifically labeled, some drums read “Chevron”, “triple-rinsed”, or “heavy duty cleaner”. Minor soil staining was observed throughout the area with one stain measuring approximately 7’ x 7’. According to Mr. Eligio Saenz (one of the Webster relatives), most of the drums were purchased for use on the property. The non-purchased drums initially contained motor oil used on the property’s farm equipment and an acid-based soap for the cleaning and disinfecting of cattle trailers. Several storage tanks were also observed in the corner of the project property, however, none of the tanks are currently in use (see Section 3.1.2 for further discussion on tanks).

Remaining chemical use on the Webster property appeared to be limited to a work shop located immediately south of the historic house and a maintenance area located west (near the Maricopa Drain) of the historic house. Although likely still in use, the work shop appeared abandoned with numerous empty containers (gasoline, roofing tar, paint, automobile cleaners, etc.) and 55-gallon drums (see Site Photograph 11). The work shop contained a dirt floor which appeared to be lightly stained (8’ x 30’ area) from years of use. However, due to recent rainfall, it was difficult to determine whether the soil was extensively stained or just wet (see Site Photograph 12).

The maintenance area located west of the historic house contained an A-frame winch and appeared to be recently utilized. According to Mr. Saenz, most of the maintenance work done in this area over the years dealt with rebuilding the header of “hay-cubers” which were used in the fields. However, this rebuilding was considered “dry” and did not consist of the use of oils. URS did observe an approximate 40-gallon drum containing waste oil. Heavy soil staining measuring approximately 5’ x 5’ was observed around the drum (see Site Photograph 13). This area also contained a (yellow-colored) water tank with minor staining noted below it (see Section 3.1.2 for further discussion on tanks).

Additional chemical containers were observed adjacent to the parking ramada. The containers consisted of several empty gasoline cans, three buckets containing waste oil, one 55-gallon drum (for trash), and two old car batteries (see Site Photograph 14). Minor staining measuring approximately 3’ x 4’ was observed in this area. According to Mr. Bill Webster, waste oils generated on the project property are removed and disposed off-site.



Historically, Mr. Saenz stated that the property utilized a tick dip for the cattle. However, the tick dip was not provided as a liquid chemical, but rather a rubber structure with a “Christmas tree design” that the cattle would walk through and rub against.

The Hutchinson property was observed primarily from the southern access road along the Maricopa Drain due to site access restriction and for safety purposes. Numerous 55-gallon drums, chemical containers, and storage tanks were observed during our site reconnaissance (see Site Photographs 4, 6, and 15). However, it could not be determined if any chemicals were stored in the containers or utilized on the property. Based on the current use of the Hutchinson property (pig farmers, garbage dump), it is unlikely that chemicals are being used or stored on site. It is possible, however, that residual chemicals may be present in some of the containers or that spills have occurred in this area.

3.1.2 UNDERGROUND STORAGE TANKS AND ABOVEGROUND STORAGE TANKS

Several tanks were observed on the Webster property during our site reconnaissance (see Site Photographs 8, 16, 17, and 18). According to observations and interviews with Mr. Saenz, most of the tanks have historically or are currently utilized for water storage. Some of the other tanks were purchased for intended use on the property or for resale.

One of the tanks observed was utilized as an aboveground storage tank (AGST) for diesel. The silver-colored tank is approximately 3,000 gallons and is currently located on in the southern corner of the Webster property (see Site Photograph 16). According to Mr. Bob Webster, the tank was previously located near the water storage tank just north of the historic house and used for powering the hay-cubers and other farm equipment. The tank was utilized on site for approximately 3 to 4 years sometime in the 1970s and removed from service shortly thereafter. Currently, the tank is empty and no longer in use.

Although no indications of the potential current or past presence of underground petroleum-type storage tanks (i.e. piping, vent pipes, patched surfaces, concrete foundations) were observed on the project property, one of the tanks observed in the southern corner of the Webster property was once located underground. According to Mr. Saenz, a 550-gallon UST containing gasoline was utilized on the property from 1987 to 1990. The UST was located northwest of the historic house along the fenceline of one of the corrals (see Figure 6 and Site Photograph 19). The UST was removed in 1990 by the Webster family and placed on the ground in the southern corner of the property (see Site Photograph 8). No soil staining was observed around the former UST.



Numerous metal and plastic tanks were observed on the Hutchinson property located immediately south of the existing Maricopa Drain. Most of the tanks appear to have been utilized as aboveground storage tanks and have just been discarded on the property. However, based on the presence of “squatters” on the property and the lack of provided utilities, it is possible that some of the tanks observed may be used to store petroleum products for heating purposes or for powering generators.

3.1.3 POLYCHLORINATED BIPHENYL (PCB) CONTAINING EQUIPMENT

URS observed transformers on two areas of the project property; the 19-acre parcel of vacant graded land located at 43rd and Southern Avenues, and at the Webster property. The 19-acre parcel contains three pole-mounted Salt River Project (SRP) transformers; all of them are labeled as non-PCB containing. No evidence of staining was observed on or beneath the transformers.

The Webster property contains two SRP pole-mounted transformers located immediately northeast of the historic house. According to SRP, the two transformers are untested and of unknown PCB content. However, no evidence of staining was observed on or beneath the transformers. According to an enlarged aerial photograph of the Webster property showing accurate site plans for the LACC (provided to us by Flood Control), the transformers will not be part of the “take” by the Flood Control.

3.1.4 SOLID WASTE

Solid waste does not appear to be generated by any current practices occurring on the project property. However, two primary areas of solid waste disposal were observed during our site reconnaissance; the Webster and the Hutchinson properties. The Webster property contains several piles of discarded debris along the south and southwest borders of their site. The debris consisted of wood, tires, scrap metal, soil, concrete, landscape debris, and general farm equipment in various stages of disrepair (see Site Photographs 20 and 21). Although some of the mounded debris measured 60’ (length) x 12’ (width) x 5’ (height), no chemical containers or soil staining was visible within the debris. Additional mounds of soil and concrete were located on the Webster property near Baseline Road (see Site Photograph 22). According to Mr. Webster, the soil was purchased as clean fill to be used in potholes and for general use on the property. The pile of concrete had come from the removal of corral posts on the property. No evidence of environmental impairment was associated with these mounds of soil and concrete.



The Hutchinson property contained extensive trash, garbage, and end-dumped soil, some of which is reportedly manure (see Site Photographs 5, 6, and 23). Based on our observations, the trash consisted of wood, scrap metal boxes, pallets, fencing, paper, cans, tires, old cars, etc. The end-dumped soil was located in an area approximately 1500 feet long along the eastern portion of the Hutchinson property (see Figure 5). Due to the extensive trash and restricted access of the property, it was not possible for URS to determine what type of chemicals, chemical containers, or soil staining, if any, could be located amongst the debris.

3.1.5 WATER WELLS

URS observed one pump station and one water well along the LACC corridor. The pump station is located on the 19-acre vacant parcel at the southeast corner of 43rd and Southern Avenues (see Figure 3). The fenced area contained two pumps with associated piping and panel controls (see Site Photograph 2). No transformers or 55-gallon drums of lubricant were located within the fenced area.



According to the Arizona Department of Water Resources (ADWR), several water wells are located in the northwest quarter of Section 34 (Township 1 North, Range 1 East). However, the quarter sections are not specific enough to identify the exact location of the registered wells. ADWR information indicates that five wells are registered at the cadastral location of “A (1-1) 34B”. The five wells are owned by PCL Civil Constructors with registration numbers 55-573201 through 55-573205. ADWR

information also lists the wells as “non-exempt sump pump, trench or sand points” with a water use indicating “dewatering” (see Appendix A for ADWR Well Inventory List).

The identified water well is located on the Webster property at the southwest corner of 75th Avenue and Baseline Road (see Figure 6). The well is located immediately north of the historic house along the fenceline of one of the corrals. The well contains a small electric pump which provides water to the Webster property by utilizing a compression tank for water pressure. Water pumped from the well is stored in a large aboveground water tank located approximately 100 feet west of the well. However, according to an enlarged aerial photograph of the Webster property showing accurate site plans for the LACC (provided to us by Flood Control), the water well and associated storage tanks will not be part of the “take” by the Flood Control.



According to interviews conducted with Webster family members, a second water well was once utilized on the property. The former well was located immediately south (within 10 feet) of the historic house within the fenceline of the backyard (see Figure 6 and Site Photograph 24). According to Mr. Saenz, the water well was abandoned some time before 1970. Currently, only a concrete pad with a visible remnant of the well casing was observed. According to ADWR, neither of the wells at the Webster property is registered; ADWR records indicate that no wells are registered in Section 2 of Township 1 South, Range 1 West.

3.1.6 DRINKING WATER AND WASTEWATER

Although not provided to most of the project property, the Webster property does utilize ground water for drinking purposes by an on-site water well (see Section 3.1.5 for further discussion). Sanitary sewer service is not provided to the Webster property. According to Mr. Saenz, the property currently utilizes two on-site septic systems which consist of a septic tank and associated leach field. One system is connected to the Webster residence and is located immediately east of the house and west of 75th Avenue (see Figure 6). A five-inch diameter clean-out pipe was observed protruding approximately three feet from the ground along the brick fence that encloses the home's



swimming pool (see Site Photograph 25). However, according to an enlarged aerial photograph of the Webster property showing accurate site plans for the LACC, the septic tank and leach field associated with the residence will not be part of the “take” by the Flood Control.

The second septic system is connected to the historic house located on the Webster property. According to Mr. Saenz, piping for the septic tank leads from the house in a southwest direction between the garage and the work shop (see Figure 6 and Site Photograph 26). Reportedly, the tank and leach field are located in a graded area beneath a T-shaped pole (see Site Photograph 27). During our site reconnaissance, URS observed a five-inch diameter clean-out pipe protruding approximately two to three feet from the ground (see Site Photograph 28).

Mr. Saenz also stated that a third septic system was utilized on the property in the past. The septic was used for “a couple of years” by a residential trailer that was parked just west of the swimming pool (see Figure 6). However, Mr. Saenz could not remember the exact location of the septic tank



or leach field and no clean-out pipe or evidence of the tank was observed during our site reconnaissance. Figure 6 and Site Photograph 29 show the general location of the septic system.

Reportedly, all three on-site septic systems received only sanitary waste from kitchens and bathroom facilities. Based on our site reconnaissance, no floor drains or sumps were observed in any of the farm maintenance areas or work shop that would discharge chemicals or hazardous waste to the septic tanks.

Wastewater is not specifically generated at any given point along the project property. However, the LACC corridor aligns with the existing Maricopa Drain (at several points) which does transport water received from various areas along its path. Although most of the water is excess irrigation tailwater from surrounding properties, URS observed a point where the drain was receiving water from a lateral pipe located near the Hutchinson property (see Site Photograph 30). The lateral pipe appears to originate from agricultural properties located south of the site and likely contains excess irrigation tailwater; none of the water appears to be generated from industrial practices (see Section 5.7 for further discussion of Maricopa Drain).

Because most of the proposed LACC corridor is agricultural, water is provided to much of the project property for irrigation purposes. Additionally, it is likely that some irrigation water has come from surrounding tailwater sumps or wastewater ponds utilized on dairy farms or feed lots. Consequently, the project property may receive water with elevated concentrations of insecticides/pesticides or nitrates.

The temporary construction easement portion of the project property will include two wastewater ponds at the Moss property located just east of 63rd Avenue (see Figure 4). The ponds likely contain elevated concentrations of nitrates due to the current use of the property. Based on this type of development, it is unlikely that the Flood Control will utilize temporary construction easements at this specific property.

3.1.7 STORMWATER DRAINAGE AND DRY WELLS

Topographic relief in the area of the project property is slightly to the west toward the Salt River. However, because the area is relatively flat, the Maricopa Drain was installed to provide drainage of excess stormwater. Consequently, stormwater generally flows into the existing Maricopa Drain which eventually leads and discharges to the Salt River near 81st Avenue.



Dry wells are typically constructed on commercially developed properties to collect rainwater surface runoff, and therefore, have the potential to introduce contaminants into the subsurface. URS observed no dry wells, nor would we expect to find any evidence of dry wells, on the project property during our site reconnaissance.

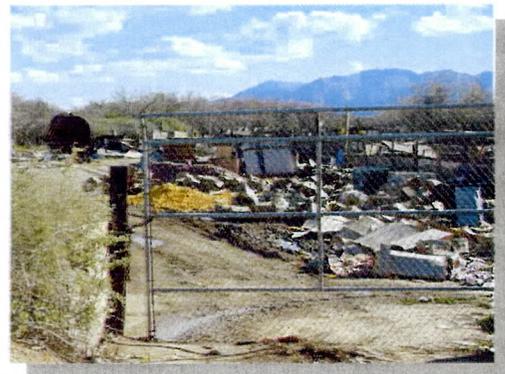
3.1.8 PITS, PONDS AND LAGOONS

No pits, ponds, or lagoons were observed on the project property at the time of our site reconnaissance. However, the (southern) temporary construction easement of the LACC will impact two wastewater ponds on the Moss property located just east of 67th Avenue and 1/3 mile south of Baseline Road (see Figure 4). The ponds receive cattle waste and rinsate in the form of liquids and solids from the farm operation and generally contain elevated concentrations of nitrates.

Typically, the wastewater is treated with a microbiological compound (microbes) prior to being pumped to the wastewater ponds. The microbes are introduced to the wastewater to digest solids and to prevent the build-up of nitrates. The treated wastewater is eventually pumped to irrigation ditches and is reused as fertilizer on the farm crops. Based on this type of development, it is unlikely that the Flood Control will utilize temporary construction easements at this specific property.

3.1.9 OTHER PHYSICAL EVIDENCE OF CONTAMINATION

The greatest potential for additional contamination appears to be on the Hutchinson property located between 67th and 75th Avenues just south of the existing Maricopa Drain. Extensive amounts of trash, garbage, wood, tires, metal, storage tanks, 55-gallon drums, and end-dumped soil were observed on the property. The end-dumped soil was located in an area approximately 1500 feet long along the eastern portion of the Hutchinson property (see Figure 5 and Site Photographs 23). However, due to the extensive trash and restricted access of the property, it was not possible for URS to determine the type or extent of contamination, if any. Based on the maps provided to us by Flood Control, the majority of the (Hutchinson) property use would be for temporary construction easement purposes during construction of the LACC.





Aside from the Webster and Hutchinson properties, URS observed two other areas containing discarded debris during our site reconnaissance; the Maricopa Drain access road near the Hutchinson property, and the Salt River at the end of the LACC project corridor.

Approximately 24 farm storage bins were observed along the access road of the Maricopa Drain immediately across from the Hutchinson property. Although most of the trailer-like bins were empty, some of them contained numerous (approximately fifty) 55-gallon drums and (approximately 100) 5-gallon buckets (see Site Photograph 31). Except for one drum, which contained an oily-like substance along with several oily rags, all of the containers were empty. The drums and buckets are likely used in the agricultural fields for water storage to prevent fires, which is very common during the harvesting of cotton. Several large mounds of soil were also observed in the vicinity along the access road of the Maricopa Drain, as well as some staining of the road itself (see Site Photograph 32). However, the mounded soil appears to be stored for use in farming operations (filling of potholes) or from grading of the access roads. The staining of the road in this area may be due to the mixing of different soils or the use of manure in the fields. No evidence of sludge, oily sheen, or petroleum odors was noted in this area during our site reconnaissance.

At the point where the LACC project corridor terminates at the Salt River, discarded debris was observed during our site reconnaissance. The debris consisted of old tires, wood, corrugated metal, glass, landscaping debris, and general construction materials (see Site Photographs 33 and 34). However, no evidence of drums, chemical containers, or unusual staining was observed.

4.0 ADJOINING AND SURROUNDING LAND USE

URS performed a visual review of readily visible areas of adjacent properties. The following description of the current uses of adjoining and surrounding properties is based on URS' observations on the dates of our site visits.

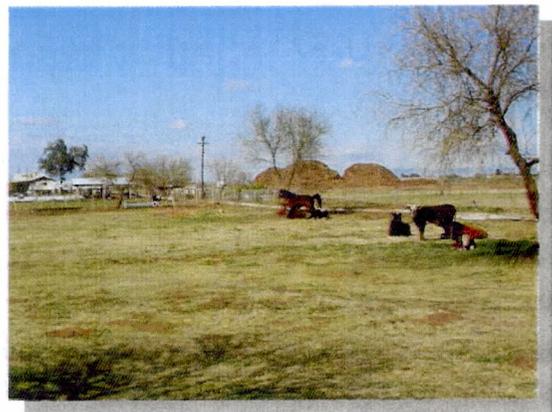
4.1 CURRENT USES OF ADJOINING PROPERTIES

A visual assessment of adjacent properties was performed in the general vicinity (within approximately ¼-mile) of the site, to the extent they were visible from the project property, public right-of-ways, and accessible adjacent properties. However, URS did not physically inspect adjacent properties. Because of the size of the project property, it is not possible to list every adjacent property at each point along the LACC project corridor and Maricopa Drain.



In general, surrounding properties consist of agricultural land, farm/dairy sites, residential areas, recreational golf course, native desert land, and some commercial sites. Some specific properties (or areas) are listed below:

- ❖ A residential neighborhood surrounds the 19-acre portion of the project property at 43rd and Southern Avenues; single-family homes are located to the north, east, and south.
- ❖ An abandoned facility is located immediately south of the existing Maricopa Drain in the area of Baseline Road and 48th Avenue. The facility contained several silo-type aboveground storage tanks, metal framing, and gutted structures. However, no visual evidence of environmental impairment or contamination (i.e. 55-gallon drums, sludge, soil staining, chemical containers, waste streams, etc.) was observed on the project property that would be associated with chemical use, storage, or disposal from this adjacent property, if any.
- ❖ A small residential neighborhood is located immediately to the south of the proposed LACC between 49th and 51st Avenues. At the west end of this subdivision (at 51st Avenue), several commercial businesses are located; Goin' County Crafts, Laveen Feed & Tack, Michael's Tires, and Tumbleweed Service (gas station). According to our review of regulatory information, the gas station is considered to be a leaking underground storage tank site (see Section 6.2 for further discussion).
- ❖ At Baseline Road and approximately 57th Avenue, a residential neighborhood is located to the south of the project property while the Cotton Fields Golf Club is visible to the north.
- ❖ The Maricopa Drain and the proposed LACC intersect once again at approximately 65th Avenue just south of Baseline Road. Adjacent properties at this point consist of agricultural land and a cattle/dairy farm (Moss property); the southern portion of the LACC temporary construction easement impacts two (cattle/farming) wastewater ponds located at the property.
- ❖ The Hutchinson property (identified by its extensive trash, garbage, and discarded debris), is located immediately south of the project property between 67th and 73rd Avenues. Although our site access and observations were





limited in this area, there is a high potential for environmental impairment of the proposed LACC or temporary construction easement from this adjacent property.

- ❖ The Gila River Indian Community (GRIC) is located immediately west of the project property as the Maricopa Drain and proposed LACC intersect with 75th Avenue.
- ❖ The project property transects the Webster property at the southwest corner of Baseline Road and 75th Avenue. Additional features at the Webster property that would be considered adjacent to the proposed LACC consist of one (of three) on-site septic system and a currently utilized water well. However, no environmental impairment of the project property appears to be associated with these “adjacent” features.
- ❖ As the project property continues northwest toward the Salt River, a farm is located to the east and two fenced ponds are located to the west (on the GRIC). There was no indication as to what the ponds were utilized for; a sign on the fencing read contaminated water - no trespassing. However, it is reported that the ponds contain effluent from the GRIC.

5.0 HISTORICAL INFORMATION

Information regarding past site land use of the project property and properties within the site vicinity was obtained by reviewing historical aerial photographs, topographic maps, and conducting personal interviews. These documents were reviewed to obtain information regarding historical land use that could have involved the manufacture, generation, use, storage and/or disposal of hazardous substances on the project property.



5.1 AERIAL PHOTOGRAPHS

URS staff reviewed readily available aerial photographs of the project property at Landiscor Aerial Information, Inc. and Rupp Photography, Inc. Aerial photographs included 1949, 1954, 1955, 1958, and 1962 through 2000. In general, the area of the proposed LACC corridor and the existing Maricopa Drain has been agricultural land since the late-1940s. Evidence of impoundments, pesticide storage/mixing sheds, or crop dusting air strips were not visible on site in any of the reviewed aerial photographs. However, some areas of native desert land were visible up until the late-1960s, particularly near 67th Avenue (in the area of the Hutchinson property) and north of



Baseline Road at 75th Avenue. The Maricopa Drain was observed in all aerial photographs reviewed since it was originally constructed in the early-1920s (see Section 5.7 for further discussion). Specific developed areas within the project property corridor (or immediately adjacent) are discussed below from east to west.

19-ACRE PARCEL OF LAND

This parcel of land consists of vacant graded land and is located at the southeast corner of Southern and 43rd Avenues. The surrounding residential subdivision began development in the early-1960s and continued visible growth until the early-1970s. Prior to the 1960s, the residential area and 19-acre parcel was native desert land. Although the fenced water well along with native scrub were visible in the photographs, no buildings were identified on site.

RESIDENTIAL SUBDIVISION NEAR 51ST AVENUE

The LACC corridor trends in an east-west direction immediately to the north of the small subdivision that lies between 49th and 51st Avenues. In 1962, the residential area was visibly divided into small parcels of land containing approximately four to five homes. By the early to mid-1970s, the parcels were again subdivided and more homes were constructed within the subdivision.

BASELINE ROAD AND 48TH AVENUE

The existing Maricopa Drain lies just to the north of an adjacent abandoned facility site located on the north side of Baseline Road at approximately 48th Avenue. According to aerial photographs, this adjacent site was first developed in 1963 and appeared to be some type of a cattle farm with visible corrals. In 1995, however, the site began to appear as a facility with numerous trailers or mobile homes being stored in the area of the former corrals. The 2000 aerial photograph still showed the property as a working facility with several buildings and numerous vehicles visible on site.

MOSS PROPERTY

Aerial photographs show a cattle/dairy farm located approximately 1/3 mile south of Baseline Road at 65th Avenue. Although considered an adjacent property, the two wastewater ponds on the Moss property could be impacted by the southern portion of the temporary construction easement of the proposed LACC, however, it is unlikely. The two ponds were visible in aerial photographs from



1998 to 2000. Prior to that, the pond area was part of the farm property which had been developed since 1967. Before 1967, the area was native land with dense vegetation visible.

HUTCHINSON PROPERTY

The Hutchinson property is located immediately south of the project property between 67th and 73rd Avenues at the boundary of the GRIC. The development of structures and the subdividing (fencelines) of the property were visible in the 1967 aerial photograph. By 1970, structures and the accumulation of debris flourished on the property and slowly increased through the next 20 years. Prior to 1967, the property was native land with dense vegetation visible.

WEBSTER PROPERTY

The Webster property is located at the southwest corner of Baseline Road and 75th Avenue. Aerial photographs indicate that the property contained two buildings with agricultural land as early as 1949. By 1958, the property contained additional buildings (up to four) but still appeared to be a residential/agricultural property. The late-1960s/early-1970s show the property with several structures and the cattle feed lots. In 1973, however, aerial photographs show the property changing from very neat and organized to appearing very cluttered with farm equipment and debris, primarily in the southern portion. The Webster property remained this way until the late-1990s when the cattle feed lot area (located in the north) appeared to change; structures were demolished and the darkened soil became lighter in color, likely due to the final removal of cow manure.

AREA NORTH OF THE WEBSTER PROPERTY

From Baseline Road and approximately 76th Avenue, the project property trends northwest toward the Salt River. A farm property is located to the east of the site and two fenced ponds are located to the west. Aerial photographs indicate that the farm/residence was visible from 1962 to 2000 but the grazing fields were only present since the early-1970s. Prior to that, the area was native desert land gently sloping into the southern bank of the Salt River. The fenced pond area, located to the west of the project property, was visible with one pond from 1987 to 1995 and two ponds from 1996 to 2000.



5.2 HISTORICAL FIRE INSURANCE MAPS

Due to the outlying location of the project property outside the metropolitan-Phoenix area, historical fire insurance maps were not available for the project property area.

5.3 TOPOGRAPHIC MAPS

URS reviewed the following USGS maps for the project property: Fowler, Arizona 7.5 minute topographic quadrangle map, 1952, photorevised 1982 and Laveen, Arizona 7.5 minute topographic quadrangle map, 1952, photorevised 1967 and 1973. According to our review of the maps, no structures, water wells, landfills, pits, or other anomalies were depicted within the path of the proposed LACC corridor or within the existing Maricopa Drain except for the Webster property. Two buildings are shown on the Webster Property in 1952 and three additional buildings on site by 1982. The symbols appear to correlate with the historic house, the current residence, the garage, and the work shop. The fifth structure, which is not currently visible on site, is located at the northwest corner of the Webster property and was reportedly a barn or tack room associated with the cattle/horse corrals.

5.4 CITY DIRECTORIES

Based upon our review of aerial photographs and topographic maps, no unidentified structures were observed on the project property, indicating that information obtained was complete. Consequently, the review of city directories was deemed unnecessary for this project.

5.5 CHAIN OF TITLE REPORT

URS was not requested to obtain Chain-of-Title information by the Flood Control nor was it provided for our review.

5.6 INTERVIEWS

URS conducted a series of interviews to obtain information regarding current and historical land use that could have involved the manufacture, generation, use, storage, and/or disposal of hazardous substances or wastes on the project property. Due to the controversy of the proposed project and primary area of development at the Webster property, interviews were limited to the Webster family



members. The following information was obtained from interviews with Mr. Bob Webster, Mr. Bill Weaver, and Mr. Eligio Saenz.

The property was originally homesteaded in the early-1900s by Mr. Harry Haggart where it was utilized primarily for agriculture. In the late-1960s/early-1970s, the property was purchased by the Webster family who began feed lot operations which handled up to 1700 head of cattle. During this time, chemical use consisted of an acid-based soap for cleaning and disinfecting of the cattle trailers, a tick dip substance for cleaning the cattle, automotive products (oil, anti-freeze, lubricants) for maintenance work conducted on some of the farm equipment, and paint products used in the general maintenance of the farm. Although we were not provided access to the garage at the time of our site reconnaissance, it was reported that the garage contained several recreational ATVs.

Three septic systems are located on the project property; one for the historic house (which was constructed in 1903), one for the current Webster residence (constructed in the late-1960s), and one for a former residential trailer that was parked in the yard for a couple of years. Water is provided to the property by an on-site water well located northeast of the historic house. A second well was utilized on the property in the past but was abandoned sometime before 1970. The former well was located on the south side of the historic house within the fenced yard and currently consists only of a concrete slab with a visible remnant of a well casing.

Although most of the discarded tanks lying around the property contained water, one of them was previously used as an underground storage tank and was removed in 1990. The 550-gallon tank contained gasoline and was in service for only three years. After a dispute with the gasoline supplier, the tank was removed from its location just northwest of the historic house. The tank was removed using on-site equipment with no visual evidence of leakage at the time of removal.

Lately, the property has discontinued its feeding lot operation and currently use it to raise horses and as a residence.

5.7 ADDITIONAL HISTORY

The Maricopa Drain is a 6.5-mile earthen channel that was constructed in 1923 according to Salt River Project archives. It was originally constructed to provide for drainage in the southwest valley but eventually was used as an additional water source. In 1923, the Indian Irrigation Service, on behalf of the Gila River Indian community, requested that water from the drain be used to irrigate



Native American lands located adjacent to the Maricopa Drain. Consequently, in 1936, a contract between the Drainage Association and the United States provided for the construction of a well to fulfill the land rights of the Maricopa Indians (Dudley 2001).

In the early-1940s, Salt River Project (SRP) took over the maintenance responsibilities for the Maricopa Drain as a result of bankruptcy by Drainage District No. 5. Presently, SRP continues maintaining the Maricopa Drain since it serves as a drainage ditch for the SRP-owned Western Canal (Dudley 2001).

6.0 REVIEW OF AGENCY INFORMATION

Federal and state governments have developed legislation within the past 15 years relating to environmental issues. As a result of this legislation, regulations that govern the storage, handling, control and disposal of hazardous materials have been promulgated. Numerous agencies collect and disseminate information for use in evaluating potential environmental problems. URS maintains an in-house library of current ADEQ and U.S. Environmental Protection Agency (EPA) regulatory lists.

URS reviewed information gathered from several environmental databases through Environmental Data Resources, Inc. (EDR) to evaluate whether activities on or near the project property have the potential to create a Recognized Environmental Condition on the project property. EDR reviews databases compiled by federal, state, and local governmental agencies. The complete list of databases reviewed by EDR is provided in EDR's report, which is included as Appendix B of this report.

It should be noted that this information is reported as URS received it from EDR, which, in turn, reports information as it is provided in various government databases. It is not possible for either URS or EDR to verify the accuracy or completeness of information contained in these databases. However, the use of and reliance on this information is a generally accepted practice in the conduct of environmental due diligence. The following EPA and ADEQ documents and lists were reviewed in accordance with ASTM E 1527-00.

6.1 FEDERAL REGULATORY AGENCY DATABASES

U.S. EPA NATIONAL PRIORITIES LIST (NPL)

The NPL is a United States Environmental Protection Agency (USEPA) database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund



Program. To be included on the NPL a site must meet or surpass a predetermined hazard ranking systems score, must be chosen as a state's top-priority site, or must meet all three of the following criteria: 1) the United States Department of Health and Human Services issues a health advisory recommending that people be removed from the site to avoid exposure; 2) the USEPA determines that the site represents a significant threat; and 3) the USEPA determines that remedial action is more cost-effective than removal action.

According to the EDR database, dated June 2000, neither the project property nor facilities located within 1 mile of the project property were listed as an NPL site.

U.S. EPA COMPREHENSIVE ENVIRONMENTAL RESPONSE, COMPENSATION AND LIABILITY INFORMATION SYSTEM (CERCLIS) LIST

The EPA's CERCLIS List identifies facilities which are subject to investigation by the EPA concerning possible contamination to the environment. Three categories of sites are included on the Federal CERCLIS inventory. These are: 1) sites which may be potentially hazardous and require preliminary investigation; 2) sites which have been investigated and, based on the results, remedial action or no further investigation is planned under the Federal Superfund Program; and/or 3) final and proposed National Priorities List (II) sites which have been investigated and the EPA determined the sites may represent a long-term threat to public health or the environment. Inclusion on the list does not mean that the facility is contaminated, causing contamination, or in violation of state or federal statutes or regulations.

According to the reviewed document, dated April 2000, neither the project property nor facilities located within ½-mile of the project property were listed as a CERCLIS site.

U.S. EPA RCRA CORRACTS TSD FACILITIES LIST

Under RCRA, the EPA compiles a database of facilities that are involved in the generation, transportation, storage, or disposal (TSD) of hazardous materials. This database lists RCRA facilities that are undergoing "corrective action". A "corrective action order" is issued pursuant to RCRA Section 3008 (h) when there has been a release of hazardous waste or constituents into the environment from a RCRA TSD facility. The RCRA TSDs are facilities that treat, store and/or dispose of hazardous waste. Corrective actions may be required beyond the facility's boundary and can be required regardless of when the release occurred, even if it predates RCRA.



According to the CORRACTS database, dated April 2000, neither the project property nor facilities located within 1 mile of the project property were listed.

U.S. EPA RCRA Non-CORRACTS TSD FACILITIES LIST

The EPA's Resource Conservation and Recovery Information System (RCRIS) identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRIS Treatment, Storage, Disposal (TSD) Facilities List is a compilation by EPA of reporting facilities that generate, transport, store, treat, or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA) but are not undergoing any "corrective action".

According to the database reviewed, dated June 2000, neither the project property nor facilities located within 1 mile of the project property were listed.

U.S. EPA RCRA GENERATORS OR NOTIFIERS LIST

The EPA's Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities List is a compilation by EPA of reporting facilities that generate hazardous waste. RCRA Large Quantity Generators are facilities which generate at least 1000 kilogram per month (kg/mo) of non-acutely hazardous waste (or 1 kg/mo of acutely hazardous waste). Small Quantity Generators are facilities which generate less than 1000 kg/mo of non-acutely hazardous waste.

According to the database reviewed, dated June 2000, neither the project property nor adjacent facilities were listed.

U.S. EPA EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS) LIST

The ERNS List is a list compiled by the EPA of spills of potentially hazardous substances called in to the Coast Guard and other spill response centers across the U.S. Spill notifications included on this list have not necessarily been confirmed by EPA.

According to the ERNS database, dated August 2000, no hazardous material incidents have been reported for the project property.



6.2 STATE REGULATORY AGENCY DATABASES

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY –SUPERFUND PROGRAM LIST AND WQARF PROJECT AREAS

A Water Quality Assurance Revolving Fund (WQARF) area, which is also referred to as a state Superfund area, is a region designated by the ADEQ for further investigation regarding environmental concerns. This designation is typically based on known areas of groundwater contamination, or past or present land uses which have been known to use and discharge chemicals that can contaminate groundwater.

According to the Superfund Program and WQARF lists, dated October 2000 and May 1999, respectively, the project property is not located within the geographic boundaries of a currently designated WQARF area. In addition, there are no WQARF sites located within a one-mile radius of the project property.

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY - ARIZONA CERCLA INFORMATION AND DATA SYSTEM (ACIDS)

This listing, provided by ADEQ, consists of locations subject to investigation under the State Water Quality Assurance Revolving Fund (WQARF) and CERCLIS programs. There are more than 750 entries on the ACIDS list concerning possible contamination of soil, surface water, or ground water. Inclusion of any facility or site on this list does not mean that the location is contaminated, is causing contamination, or is in violation of State or Federal statutes or regulations.

According to the ACIDS list (referred to as State Hazardous Waste Sites (SHWS) by EDR), dated January 2000, the project property is not listed.

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY - DIRECTORY OF ARIZONA ACTIVE AND INACTIVE SOLID WASTE FACILITIES

The Directory of Arizona Active and Inactive Solid Waste Facilities list is provided by the Arizona Department of Environmental Quality and is a compilation of solid waste facilities currently in operation.

According to the solid waste database reviewed, dated June 1999, neither the project property nor facilities located within ½-mile of the project property were listed.



ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY - DIRECTORY OF ARIZONA CLOSED SOLID WASTE FACILITIES

The Directory of Arizona Closed Solid Waste Facilities list is provided by the Arizona Department of Environmental Quality and is a compilation of closed solid waste facilities.

According to the solid waste database reviewed, dated June 1999, neither the project property nor facilities located within ½-mile of the project property were listed.

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY - LEAKING UNDERGROUND STORAGE TANK (LUST) LIST

The LUST list is a compilation of sites with confirmed leaking underground storage tanks that have been reported to the ADEQ. This list was reviewed for reported LUSTs located on the project property.

According to the ADEQ LUST list, dated October 2000, no reported LUSTs are listed for the project property.

However, see Section 7.2 for recommendation regarding former UST removed from the Webster property. Two LUST sites were identified in EDR's regulatory report.



Tumbleweed Service

7145 South 51st Avenue

Laveen, Arizona 85339

(Facility ID #0-006128, LUST #330501)

(located adjacent to the proposed LACC corridor along 51st Avenue)

During the removal of one of the USTs at this facility, it was noted that a tank had leaked. ADEQ was notified on January 14, 1994 and after subsequent sampling and remediation, the LUST case was closed by ADEQ on June 26, 1998.

The second LUST was listed as "Western Farm Credit" located ¼-mile west of 59th Avenue along Dobbins Road. However, after reviewing ADEQ's file on the facility, it was discovered that the Western Farm Credit LUST site was actually located along Elliot Road and not Dobbins Road. Consequently, the location of this LUST site is approximately 1½ miles south of the project property and considered outside the applicable ASTM search radii for LUST sites.



ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY - REGISTERED UNDERGROUND STORAGE TANK (UST) LIST

The state of Arizona requires that owners of most underground storage tanks (USTs) register their USTs with ADEQ. URS reviewed ADEQ's Underground Storage Tank Registration list for registered USTs located on the project property.

According to the UST database, dated January 2000, the project property is not listed as having registered USTs. However, according to interviews conducted for this project, the Webster property contained an approximate 550-gallon gasoline-containing UST from 1987 to 1990 when it was removed (see Section 3.1.2 for further discussion).



One UST facility was identified adjacent to the proposed LACC corridor.

Tumbleweed Service
7145 South 51st Avenue
Laveen, Arizona 85339
(six registered USTs; three removed, three active)

The Tumbleweed Service Station is located along the east side of 51st Avenue on the west end of the residential subdivision. This UST facility is located immediately south of the proposed LACC corridor (see Figure 4).

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY – DRY WELL REGISTRATION DATABASE

Dry wells are constructed to collect rainwater surface runoff, and therefore, have the potential to introduce contaminants into the subsurface. EDR reviewed ADEQ's Dry Well Registration Database for dry wells registered to the project property.

According to the reviewed database, dated September 2000, no dry wells are registered to an address corresponding to the project property.



ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY – HAZARDOUS MATERIALS LOGBOOK

The ADEQ Emergency Response unit documents chemical spills and incidents that are referred to the Unit. The logbook lists reports of hazardous material spills, threats, and fires.

According to the Arizona Spills list, no incidents have been reported for the project property. However, two incidents have occurred in the residential neighborhood surrounding the 19-acre project property located at the east-end of the proposed LACC corridor.

Unknown/DEA

4130 West Nancy Lane
Phoenix, Arizona 85041
(Contents; drug lab chemicals)

This incident was likely the result of a police bust on an illegal drug operation. Typically, incidents of this nature are listed as a removal action by DEA officers and should not environmentally impact the project property.

Unknown

6037 South 41st Avenue
Phoenix, Arizona 85041
(Contents; paint thinner, oil)

According to ADEQ, this incident involved the spilling of a small amount of paint thinner and oil from residential use. Based on the location of this incident, east side of 41st Avenue, the project property should not be environmentally impacted.

OTHER INFORMATION

URS reviewed EDR's listing of Orphan Sites, which are sites that have not been geocoded based on lack of sufficient data regarding their exact location within the general area. The project property was not identified as an Orphan Site. Based on a review of area maps and a drive-by reconnaissance of the project property area, none of the listed Orphan Sites appear to pose an environmental threat to the project property.

6.3 REGULATORY AGENCY CONTACT

During the performance of an environmental assessment, federal, state and local regulatory agencies having jurisdiction over the project property are contacted to determine the following information:

Flood Control District of Maricopa County



the status of relevant environmental permits; whether there have been any violations, or other similar correspondence from such agencies; whether any corrective action or remediation is planned, currently taking place, or has been completed at the project property; whether there have been any reported violations or complaints that the project property is not in compliance with environmental laws, regulations, or standards, and whether the project property is under investigation for such non-compliance; whether the project property is listed on any of the regulatory databases; and whether there is any other pertinent documentation on file with such regulatory agencies regarding the project property or surrounding sites of concern.

URS contacted the City of Phoenix Fire Department, the Arizona Department of Environmental Quality (ADEQ), Arizona Department of Water Resources (ADWR), and the Maricopa County Health Department regarding environmental-related records for the project property. At this time, the Phoenix Fire Department and the Maricopa County Health Department have not responded to our request. However, ADEQ reported that they have no records for the project property and ADWR has provided us the registration list (see Section 3.1.5 and Appendix A for further information). If the fire department or health department provides pertinent information that alters the conclusions or recommendations of this report, URS will provide an addendum to the Flood Control regarding these issues.

7.0 CONCLUSIONS

URS conducted a Phase I Environmental Site Assessment on the proposed Laveen Area Conveyance Channel and the existing Maricopa Drain located within portions of Phoenix, Laveen, and (Maricopa) county land in Arizona. This study was conducted to evaluate the potential for a Recognized Environmental Condition to exist on the project property from onsite or offsite activities. Any exceptions to, or deletions from, this practice are described in Sections 1.2 and 1.3 of this report. This assessment was conducted to evaluate the potential for a Recognized Environmental Condition to exist on the project property from onsite or offsite activities. This assessment has revealed the following Recognized Environmental Conditions in connection with the project property.

7.1 HISTORICAL RECOGNIZED ENVIRONMENTAL CONDITIONS

According to the ASTM E-1527 standards published in September 2000, a Historical Recognized Environmental Condition is defined as an environmental condition which in the past would have



been a recognized environmental condition, but which may or may not be considered a recognized environmental condition currently. That is, if a past release of any hazardous substances or petroleum products has occurred in connection with the property and has been remediated, with such remediation accepted by the responsible regulatory agency, the condition is considered a historical recognized environmental condition. Based on a review of regulatory information and applicable documentation, no historical Recognized Environmental Conditions were identified at the project property.

7.2 CURRENT ONSITE RECOGNIZED ENVIRONMENTAL CONDITIONS

Based on our site reconnaissance and a review of historical and regulatory information, the following onsite Recognized Environmental Conditions have been identified on the project property:

- ❖ According to interviews conducted for this project, a UST was removed from the Webster property in 1990. The 550-gallon UST contained gasoline and was utilized on the property from 1987 to 1990. The UST was located northwest of the historic house along the fenceline of one of the corrals. The UST was removed by the Webster family utilizing on-site farm equipment and placed on the ground in the southern corner of the property. Because the tank was less than 1100 gallons and utilized for farming operations, it would be considered exempt from ADEQ registration. However, no soil sampling was conducted during the removal of the tank and therefore, no information whether it may have leaked during its use. Consequently, URS recommends a subsurface investigation consisting of soil sampling and laboratory analysis be conducted in the area of the former UST.

- ❖ Based on our site reconnaissance, there are several areas of soil staining throughout the Webster property. These areas consist of the southern portion of the site where numerous 55-gallon drums are stored, the workshop where minor staining was observed, and at the maintenance area located along the west edge of the property along the existing Maricopa Drain. Most of the soil staining does not appear to impact deep soils and could be considered de minimus conditions based on the intended use of the property by the Flood Control. However, several large piles of debris were observed at the Webster property that precluded adequate observations during our site reconnaissance. Consequently, Flood Control may want to view the environmental condition of the property once all site debris has been removed, or may wish to conduct environmental oversight during development of the property if large amounts of cluttered debris are left on site.



- ❖ Extensive amounts of discarded debris, trash, garbage, wood, tires, metal, storage tanks, 55-gallon drums, and end-dumped soil were observed on the Hutchinson property. Due to the restricted access of the property, however, it was not possible for URS to determine the type or extent of contamination, if any. Consequently, URS believes there is a high potential for environmental impairment of the proposed LACC or temporary construction easement from the Hutchinson property, depending on the actual encroachment of the proposed LACC onto this property. URS recommends further investigation and site observations into this property based on Flood Control's intended use of this property.

7.3 CURRENT OFFSITE RECOGNIZED ENVIRONMENTAL CONDITIONS

Based on our site reconnaissance and review of regulatory information, the following offsite Recognized Environmental Conditions have been identified that could adversely impact the project property.

- ❖ An abandoned facility is located immediately south of the existing Maricopa Drain in the area of Baseline Road and 48th Avenue. The facility contained several silo-type aboveground storage tanks, metal framing, and gutted structures. No visual evidence of environmental impairment or contamination (i.e. 55-gallon drums, sludge, soil staining, chemical containers, waste streams, etc.) was observed on the project property that would be associated with chemical use, storage, or disposal from this adjacent property, if any. However, URS recommends that environmental oversight be conducted in the area of the (adjacent) abandoned facility during the backfilling of the Maricopa Drain in case contamination is identified or uncovered.
- ❖ Several regulatory sites were identified in the area of the project property, including two spill incidents and one leaking underground storage tank (LUST) site that occurred on the east portion of the site. Based on the information reviewed for this project, it does not appear that these regulatory sites have created a Recognized Environmental Condition on the project property.



7.4 OTHER ENVIRONMENTAL CONSIDERATIONS

Based on our site reconnaissance, the following other environmental considerations have been identified on the project property.

- ❖ URS observed one active water well and identified the location of an abandoned well at the Webster property. However, according to an enlarged aerial photograph of the Webster property showing accurate site plans for the LACC (provided to us by Flood Control), the active water well and associated storage tanks do not appear to be part of the “take” by the Flood Control. URS recommends that any on-site wells be properly abandoned in accordance with ADWR guidelines unless the well is to be used for future purposes.
- ❖ The Webster property reportedly contains three septic systems for disposal of sanitary wastewater; two of which appear to be within Flood Control’s “take” portion of the site. One of the septic systems is utilized by the historic house and the second system was reportedly utilized by a mobile trailer that was parked in the backyard of the Webster home. Due to the absence of floor drains, sumps, or pits that would have the potential to introduce chemicals into a septic tank and leach field, it is unlikely that chemicals were introduced into the septic systems. Consequently, it is unlikely that a recognized environmental condition exists regarding the septic systems. The Flood Control may wish to locate these septic tanks during grading or development of the property so that the tanks can be crushed in place or removed.
- ❖ The project property trends just to the north of a cattle/dairy farm (Moss property) located at approximately 65th Avenue just south of Baseline Road. The southern portion of the LACC’s temporary construction easement (TCE) impacts two (cattle/farming) wastewater ponds located at the Moss property. If the Flood Control utilizes the TCE in this area and plans on closing the animal waste ponds, they should be closed under the agricultural general permit requirements of Concentrated Animal Feeding Operations (CAFO). URS recommends that the two animal wastewater ponds be dewatered in such a way to minimize the discharge of nitrogen pollutants by leaching and runoff. Finally, the ponds should be dried out and all animal manure be properly disposed.
- ❖ Because most of the proposed LACC corridor has historically been used as agricultural land, pesticide/herbicide residuals may likely be present in soils. Soil Remediation Levels (SRLs) for various chemicals (including pesticides and herbicides) have been developed by the



Arizona Department of Environmental Quality rule-making process. However, the Department emphasizes that lawfully applied contaminants are outside of its statutory authority and are not affected by this rule if property use does not change. Based on the intended construction of the LACC, Flood Control may wish to evaluate pesticide/herbicide residuals in the soil, if any. However, the information evaluated for this Phase I ESA, concerning agricultural use of the project property, did not indicate an excessive amount of pesticide and/or herbicide use (i.e., evidence of impoundments, mixing sheds, or crop dusting air strips).

8.0 RECOMMENDATIONS

Based on the identified Recognized Environmental Conditions and the conclusions discussed above, the following recommendations are provided for the project property.

- ❖ URS recommends a subsurface investigation consisting of soil sampling and laboratory analysis be conducted in the area of the former UST at the Webster property.
- ❖ URS recommends that Flood Control view the environmental condition of the Webster property once all site debris has been removed or that they conduct environmental oversight during development of the property if large amounts of cluttered debris are left on site.
- ❖ URS recommends further investigation and site observations into the Hutchinson property based on Flood Control's intended use of this property.
- ❖ URS recommends that environmental oversight be conducted in the area of the (adjacent) abandoned facility located at Baseline Road and 48th Avenue during the backfilling of the Maricopa Drain in case contamination is identified or uncovered.
- ❖ URS recommends that any on-site wells be properly abandoned in accordance with ADWR guidelines unless the well is to be used for future purposes.
- ❖ URS recommends that Flood Control locate the on-site septic tanks during grading or development of the Webster property so that the tanks can be crushed in place or removed.
- ❖ If Flood Control utilizes the temporary construction easement through the animal waste ponds at the Moss property, they should be closed under the agricultural general permit



requirements of Concentrated Animal Feeding Operations (CAFO). URS recommends that the two animal wastewater ponds be dewatered in such a way to minimize the discharge of nitrogen pollutants by leaching and runoff. Additionally, the ponds should be dried out and all animal manure be properly disposed.

- ❖ If Flood Control wishes to evaluate pesticide/herbicide residuals in agricultural soil of the project property, URS recommends sampling and laboratory analysis.



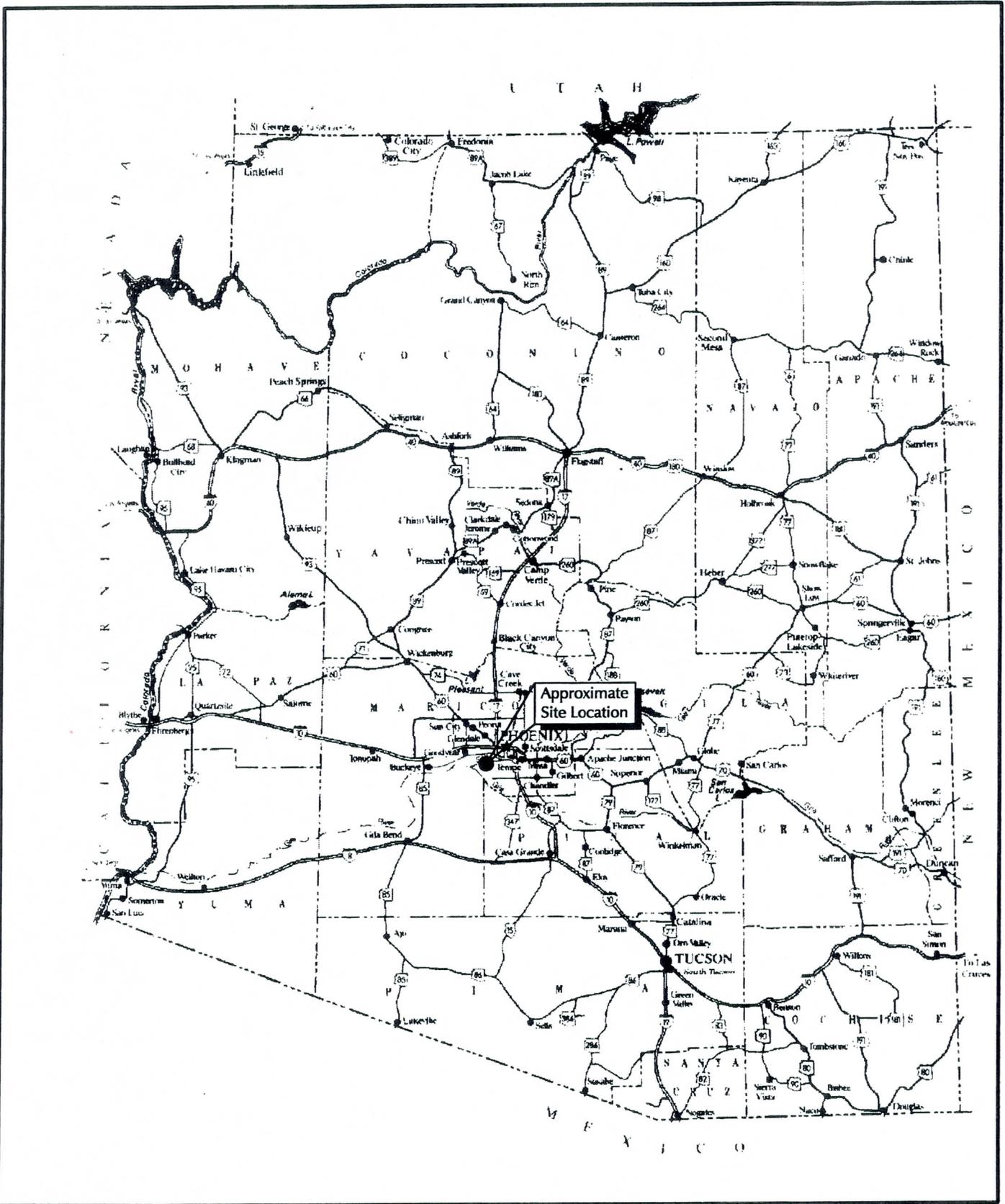
9.0 REFERENCES

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- Aerial Photographs, Rupp Aerial Photography, Inc., Phoenix, Arizona.
- Environmental Data Resources, Inc., EDR-Radius Map with Geocheck, Inquiry Number: 595460.1s, dated February 14, 2001.
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- Reynolds, S., Geologic Map of Arizona, Arizona Geological Survey, Map 26, 1988.
- United States Department of Agriculture, Soil Conservation Service, *General Soil Map, Maricopa County*, Arizona, March 1973.
- U.S.G.S., Fowler, Arizona Quadrangle, 7.5 minute series topographic map, 1952 (photorevised 1982).
- U.S.G.S., Laveen, Arizona Quadrangle, 7.5 minute series topographic map, 1952 (photorevised 1967 and 1973).



FIGURES

A14671.DWG 3-8-01 IMAGE: SPAZ_MAP

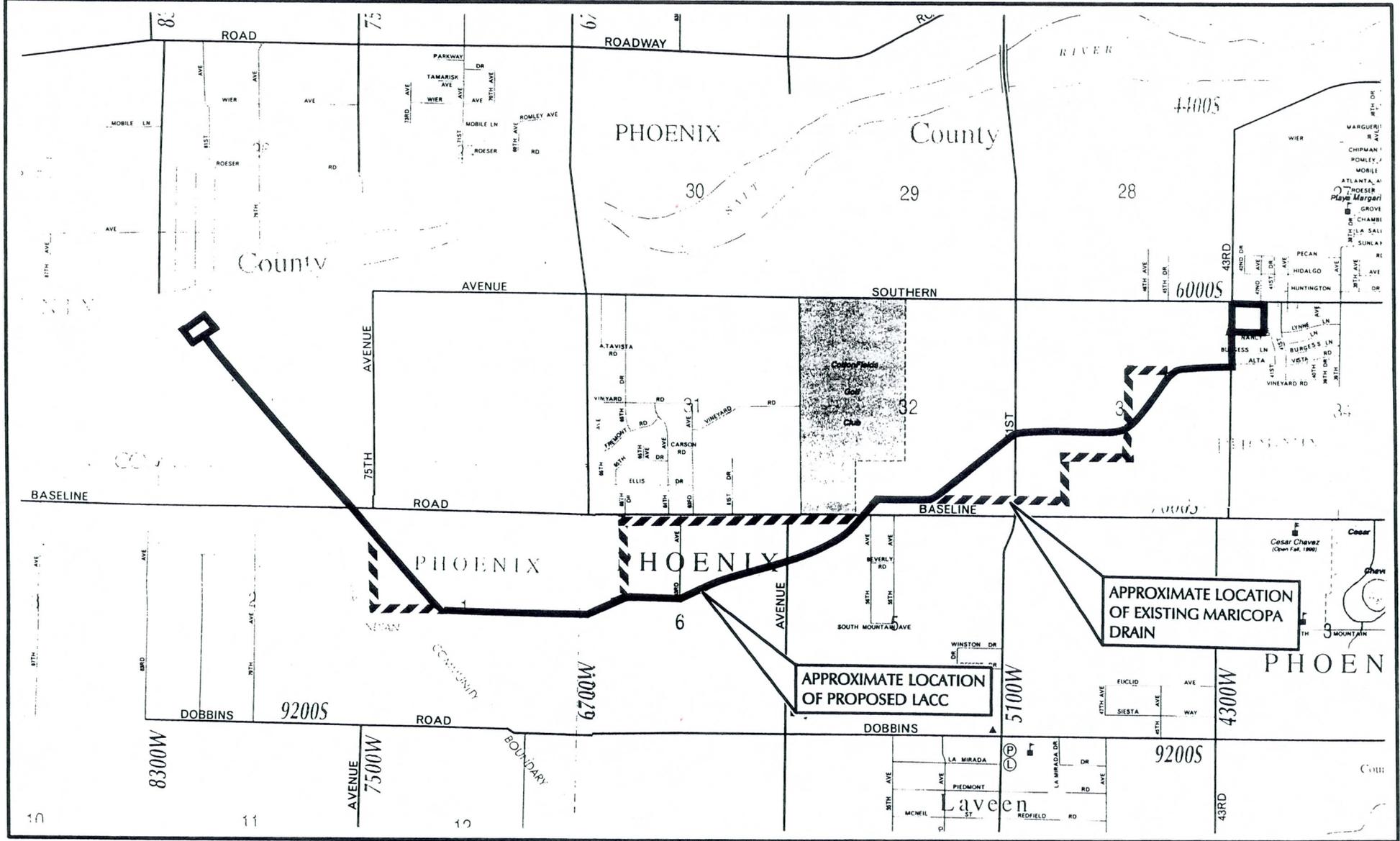


Not to Scale

State Map
Figure 1

URS

E1-15548010.50



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Reproduction With Permission No. 990827-A



Scale in Miles

Vicinity Map
Figure 2



E1-15548010.50





NOT TO SCALE

19 ACRE PARCEL

43 RD AVENUE

Aerial Photograph
(East Portion)
URS
© LANDISOR





NOT TO SCALE

LUST SITE (CLOSED)

COTTON FIELDS GOLF CLUB

59TH AVENUE

BASELINE ROAD

EXISTING MARICOPA DRAIN

APPROXIMATE LOCATION OF PROPOSED CHANNEL (TACC)

WATERWAYS AND PONDS

Aerial Photograph (Middle Portion)

Figure 3



A14674.DWG 3-8-01

LANDISCOPE



NOT TO SCALE

Aerial Photograph (West Portion)

Figure 5

URS

E:1164-00010-20

67TH AVENUE

75TH AVENUE

WASING ROAD

WESTER PROPERTY

GIA K'VE
INDIAN COMMUNITY

EXISTING METEORIC DRAIN

APPROXIMATE LOCATION OF
PROPOSED CHANNEL (LACC)

HIDEAWAY
PROPERTY

AREA OF ENB-DUMPED SOIL



NOT TO SCALE

BASELINE ROAD

75TH AVENUE

FORMER
CORRALS/FEED LOT

HISTORIC HOUSE

WEBSTER
RESIDENCE

B.

D.

A.

F.

E.

MAINTENANCE
AREA

WORK STOP

GARAGE

PROPOSED CHANNEL (D&C)

GILA RIVER
INDIAN COMMUNITY

LEGEND:

- A. SEPTIC TANK/LEACH FIELD AREA
- B. FORMER UST LOCATION
- C. CURRENT WATER WELL
- D. ABANDONED WELL LOCATION
- E. AREA OF 50' CAL DRUMS
- F. AREA OF AUGSTS

Aerial Photograph (Webster Property)

Figure 6



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E1754/0010.00

A14676.DWC 3-8-01



Photograph 1 – Eastern boundary of project property (43rd and Southern Avenues)



Photograph 2 – Pump station (43rd and Southern Avenues)



Photograph 3 – Residential area along LACC corridor (looking west toward 51st Avenue)



Photograph 4 – Discarded debris and general trash (Hutchinson property)



Photograph 5 – Discarded debris and trailer (Hutchinson property)



Photograph 6 – Discarded debris (Hutchinson property)



Photograph 7 – Discarded 55-gallon drums (Webster property)



Photograph 8 – Former UST (Webster property)



Photograph 9 – 55-gallon drum storage with minor soil staining (Webster property)



Photograph 10 – Discarded drums (Webster property)



Photograph 11 – Workshop with old chemical containers (Webster property)



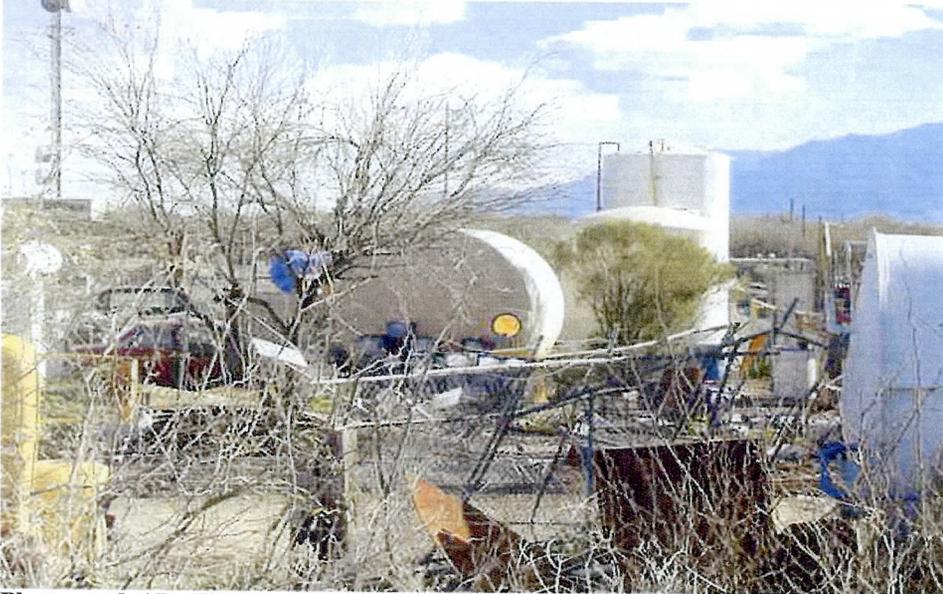
Photograph 12 – Workshop area showing discolored soil (Webster property)



Photograph 13 – Waste oil drum with soil staining at maintenance area (Webster property)



Photograph 14 – Miscellaneous chemical containers (Webster property)



Photograph 15 – Various storage tanks (Hutchinson property)



Photograph 16 – Former diesel AGST (Webster property)



Photograph 17 – Storage tank (Webster property)



Photograph 18 – Storage tank (Webster property)



Photograph 19 – Location of former 550-gallon UST (Webster property)



Photograph 20 – Mounded soil and debris (Webster property)



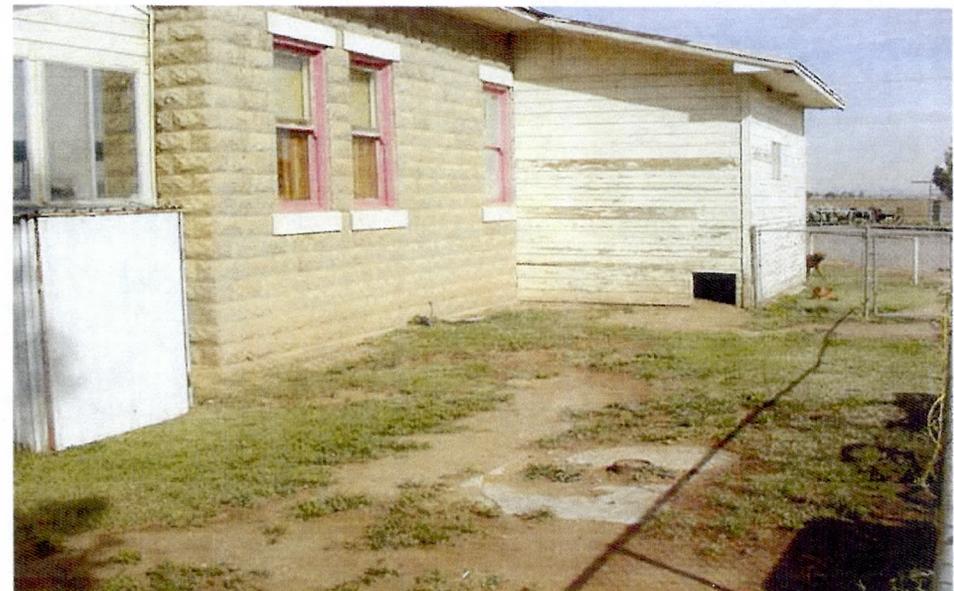
Photograph 21 – Debris (Webster property)



Photograph 22 – Mounded soil and concrete at north end of Webster property



Photograph 23 – End-dumped soil which is reportedly manure (northeast corner of Hutchinson property)



Photograph 24 – Former well location at historic house (Webster property)



Photograph 25 – First septic system location at Webster property (note clean out pipe to the left of picture)



Photograph 26 – Second septic system location (Webster property)



Photograph 27 – Close-up of second septic system and leach field location (Webster property)



Photograph 28 – Septic system clean-out pipe (Webster property)



Photograph 29 – Third septic system location (Webster property)



Photograph 30 – Excess irrigation runoff pipe along existing Maricopa Drain (near Hutchinson property)



Photograph 31 – 55-gallon drums and containers in farm storage bins (adjacent to existing Maricopa Drain)



Photograph 32 – Mounded and discolored soil beside existing Maricopa Drain (near Hutchinson property)



Photograph 33 – Debris along outfall in riverbed (western boundary of site)



Photograph 34 – Debris located near outfall area (western boundary of site)



APPENDIX A
ADWR WELL INVENTORY LIST



APPENDIX B

EDR REGULATORY DATABASE



The EDR Corridor Study Report

Study Area
Laveen Con. Chan.
Laven, AZ 85339

February 14, 2001

Inquiry number 595460.1s

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
Internet: www.edrnet.com

EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc. (EDR).

TARGET PROPERTY INFORMATION

ADDRESS

LAVEEN CON. CHAN.
LAVEN, AZ 85339

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records within the requested search area for the following databases:

FEDERAL ASTM STANDARD

NPL..... National Priority List
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP..... Comprehensive Environmental Response, Compensation, and Liability Information System
CORRACTS..... Corrective Action Report
RCRIS-TSD..... Resource Conservation and Recovery Information System
RCRIS-LQG..... Resource Conservation and Recovery Information System
RCRIS-SQG..... Resource Conservation and Recovery Information System
ERNS..... Emergency Response Notification System

STATE ASTM STANDARD

SPL..... Superfund Program List
SHWS..... State Haz. Waste
SWF/LF..... State Landfill
AZ WQARF..... Water Quality Assurance Revolving Fund

FEDERAL ASTM SUPPLEMENTAL

CONSENT..... CONSENT
ROD..... ROD
Delisted NPL..... NPL Deletions
FINDS..... Facility Index System/Facility Identification Initiative Program Summary Report
HMIRS..... Hazardous Materials Information Reporting System
MLTS..... Material Licensing Tracking System
MINES..... Mines Master Index File
NPL Liens..... NPL Liens
PADS..... PCB Activity Database System
RAATS..... RCRA Administrative Action Tracking System
TRIS..... Toxic Chemical Release Inventory System
TSCA..... Toxic Substances Control Act

STATE OR LOCAL ASTM SUPPLEMENTAL

AST..... List of Aboveground Storage Tanks

EXECUTIVE SUMMARY

AZ DOD..... Department of Defense Sites
Aquifer..... Aquifer
Dry Wells..... Dry Wells
AZ AIRS..... AZ AIRS

EDR PROPRIETARY DATABASES

Coal Gas..... Former Manufactured gas (Coal Gas) Sites.

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified.

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in *bold italics* are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STATE ASTM STANDARD

LUST: The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the Department of Environmental Quality's LUST File Listing by Zip Code.

A review of the LUST list, as provided by EDR, and dated 10/11/2000 has revealed that there are 2 LUST sites within the searched area.

<u>Site</u>	<u>Address</u>	<u>Map ID</u>	<u>Page</u>
<i>TUMBLEWEED SERVICE</i>	<i>7145 S 51ST AVE</i>	<i>2</i>	<i>12</i>
<i>WESTERN FARM CREDIT</i>	<i>1/4 MI W OF 59TH AVE</i>	<i>3</i>	<i>14</i>

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Environmental Quality's Arizona UST-DMS Facility and Tank Data Listing by City database.

A review of the UST list, as provided by EDR, and dated 01/03/2000 has revealed that there are 2 UST sites within the searched area.

<u>Site</u>	<u>Address</u>	<u>Map ID</u>	<u>Page</u>
<i>TUMBLEWEED SERVICE</i>	<i>7145 S 51ST AVE</i>	<i>2</i>	<i>12</i>
<i>WESTERN FARM CREDIT</i>	<i>1/4 MI W OF 59TH AVE</i>	<i>3</i>	<i>14</i>

EXECUTIVE SUMMARY

STATE OR LOCAL ASTM SUPPLEMENTAL

SPILLS: The ADEQ Emergency Response unit documents chemical spills and incidents that are referred to the Unit. The logbook information for 1984-1986 consists of handwritten entries of the date, incident number and name of facility if known. Current logbooks are computerized and can be sorted by date, incident number, name, city (zip codes are not included), county, chemical and quantity. The sources is the Department of Environmental Quality's Hazardous Material Logbook.

A review of the AZ Spills list, as provided by EDR, has revealed that there are 2 AZ Spills sites within the searched area.

<u>Site</u>	<u>Address</u>	<u>Map ID</u>	<u>Page</u>
UNKNOWN/DEA	4130 W. NANCY LANE	1	12
UNKNOWN	6037 S. 41 AVE.	1	12

WWFAC: Statewide list of waste water treatment facilities.

A review of the WWFAC list, as provided by EDR, and dated 09/16/1998 has revealed that there is 1 WWFAC site within the searched area.

<u>Site</u>	<u>Address</u>	<u>Map ID</u>	<u>Page</u>
VAN HOFWEGEN, DAVID	6200 W DOBBINS RD	4	15

EXECUTIVE SUMMARY

Please refer to the end of the findings report for unmapped orphan sites due to poor or inadequate address information.

Laveen Con. Chan.

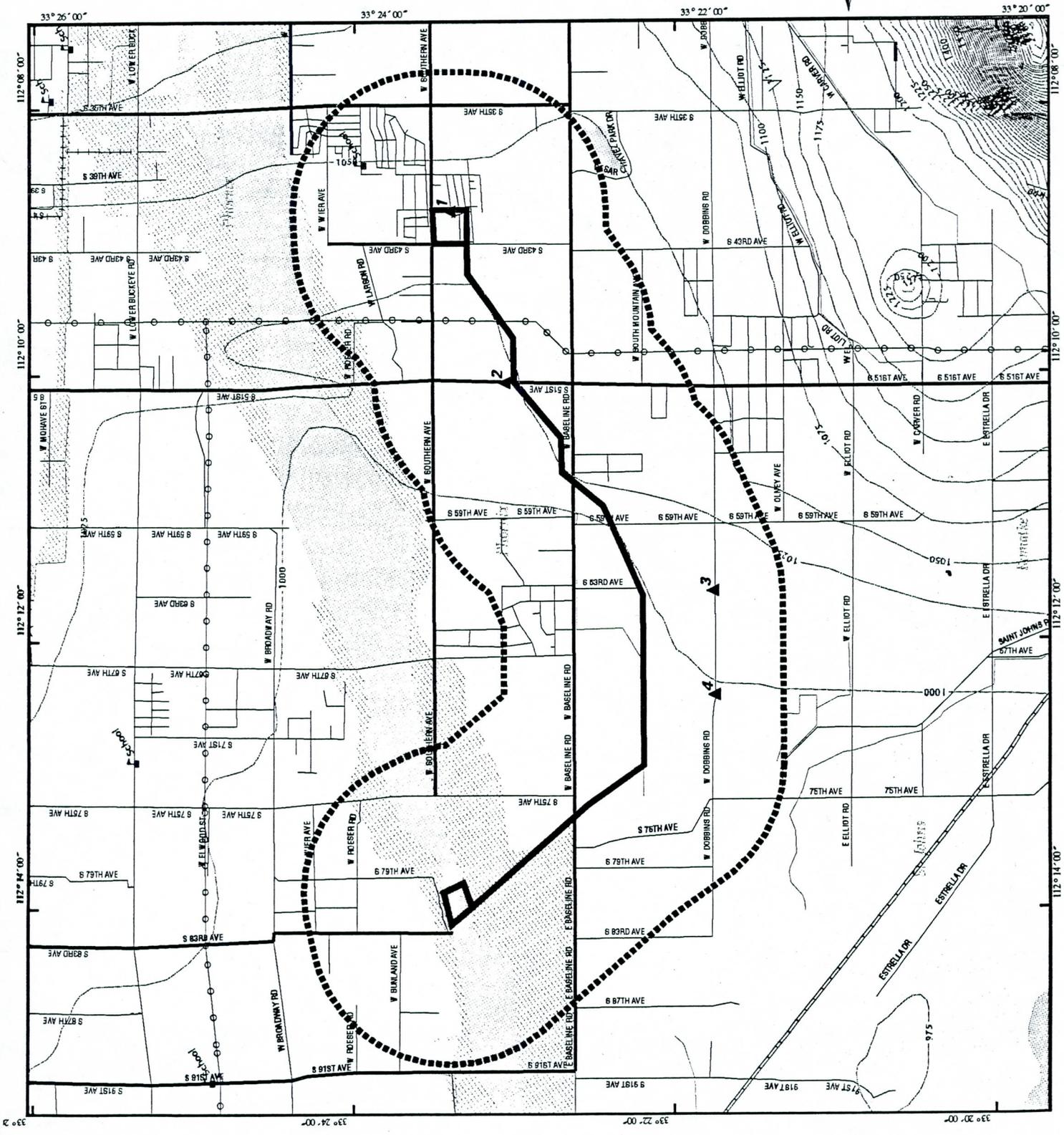
- Listed Sites
- Earthquake Epicenters (Richter 5 or greater)
- Study Area Boundary
- Roads
- Major Roads
- Waterways
- Railroads
- Contour Lines
- Pipelines
- Powerlines
- Fault Lines
- Water
- Superfund Sites
- 100-Yr. Flood Zones



Scale in Miles

EP Environmental
Preventive, Inc.
1-800-250-0076

59605-114-01



GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Elapsed ASTM days: Provides confirmation that this EDR report meets or exceeds the 90-day updating requirement of the ASTM standard.

FEDERAL ASTM STANDARD RECORDS

NPL: National Priority List

Source: EPA
Telephone: N/A

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC).

Date of Government Version: 06/13/00
Date Made Active at EDR: 07/06/00
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 06/27/00
Elapsed ASTM days: 9
Date of Last EDR Contact: 11/06/00

CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

Source: EPA
Telephone: 703-413-0223

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 04/16/00
Date Made Active at EDR: 08/16/00
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/05/00
Elapsed ASTM days: 72
Date of Last EDR Contact: 12/29/00

CERCLIS-NFRAP: No Further Remedial Action Planned

Source: EPA
Telephone: 703-413-0223

As of February 1995, CERCLIS sites designated "No Further Remedial Action Planned" (NFRAP) have been removed from CERCLIS. NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly without the need for the site to be placed on the NPL, or the contamination was not serious enough to require Federal Superfund action or NPL consideration. EPA has removed approximately 25,000 NFRAP sites to lift the unintended barriers to the redevelopment of these properties and has archived them as historical records so EPA does not needlessly repeat the investigations in the future. This policy change is part of the EPA's Brownfields Redevelopment Program to help cities, states, private investors and affected citizens to promote economic redevelopment of unproductive urban sites.

Date of Government Version: 04/16/00
Date Made Active at EDR: 08/16/00
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/05/00
Elapsed ASTM days: 72
Date of Last EDR Contact: 12/29/00

CORRACTS: Corrective Action Report

Source: EPA
Telephone: 800-424-9346

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 04/20/00
Date Made Active at EDR: 08/01/00
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 06/12/00
Elapsed ASTM days: 50
Date of Last EDR Contact: 12/11/00

RCRIS: Resource Conservation and Recovery Information System

Source: EPA/NTIS
Telephone: 800-424-9346

Resource Conservation and Recovery Information System. RCRIS includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA).

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 06/21/00
Date Made Active at EDR: 07/31/00
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 07/10/00
Elapsed ASTM days: 21
Date of Last EDR Contact: 11/09/00

ERNS: Emergency Response Notification System

Source: EPA/NTIS

Telephone: 202-260-2342

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 08/08/00
Date Made Active at EDR: 09/06/00
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 08/11/00
Elapsed ASTM days: 26
Date of Last EDR Contact: 10/31/00

FEDERAL ASTM SUPPLEMENTAL RECORDS

BRS: Biennial Reporting System

Source: EPA/NTIS

Telephone: 800-424-9346

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/97
Database Release Frequency: Biennially

Date of Last EDR Contact: 12/19/00
Date of Next Scheduled EDR Contact: 03/19/01

CONSENT: Superfund (CERCLA) Consent Decrees

Source: EPA Regional Offices

Telephone: Varies

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: N/A
Database Release Frequency: Varies

Date of Last EDR Contact: N/A
Date of Next Scheduled EDR Contact: N/A

ROD: Records Of Decision

Source: NTIS

Telephone: 703-416-0223

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 01/31/99
Database Release Frequency: Annually

Date of Last EDR Contact: 10/12/00
Date of Next Scheduled EDR Contact: 01/08/01

DELISTED NPL: NPL Deletions

Source: EPA

Telephone: N/A

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 06/13/00
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/06/00
Date of Next Scheduled EDR Contact: 02/05/01

FINDS: Facility Index System/Facility Identification Initiative Program Summary Report

Source: EPA

Telephone: N/A

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/07/00
Database Release Frequency: Quarterly

Date of Last EDR Contact: 10/10/00
Date of Next Scheduled EDR Contact: 01/08/01

HMIRS: Hazardous Materials Information Reporting System

Source: U.S. Department of Transportation
Telephone: 202-366-4526

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 05/31/00
Database Release Frequency: Annually

Date of Last EDR Contact: 10/24/00
Date of Next Scheduled EDR Contact: 01/22/01

MLTS: Material Licensing Tracking System

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/23/00
Database Release Frequency: Quarterly

Date of Last EDR Contact: 10/10/00
Date of Next Scheduled EDR Contact: 01/08/01

MINES: Mines Master Index File

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959

Date of Government Version: 08/01/98
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/02/01
Date of Next Scheduled EDR Contact: 04/02/01

NPL LIENS: Federal Superfund Liens

Source: EPA
Telephone: 205-564-4267

Federal Superfund Liens. Under the authority granted the USEPA by the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner receives notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/91
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 11/20/00
Date of Next Scheduled EDR Contact: 02/19/01

PADS: PCB Activity Database System

Source: EPA
Telephone: 202-260-3936

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 01/01/00
Database Release Frequency: Annually

Date of Last EDR Contact: 10/24/00
Date of Next Scheduled EDR Contact: 02/12/01

RAATS: RCRA Administrative Action Tracking System

Source: EPA
Telephone: 202-564-4104

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/95
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 12/11/00
Date of Next Scheduled EDR Contact: 03/12/01

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

TRIS: Toxic Chemical Release Inventory System

Source: EPA

Telephone: 202-260-1531

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/97
Database Release Frequency: Annually

Date of Last EDR Contact: 12/27/00
Date of Next Scheduled EDR Contact: 03/26/01

TSCA: Toxic Substances Control Act

Source: EPA

Telephone: 202-260-1444

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/98
Database Release Frequency: Every 4 Years

Date of Last EDR Contact: 12/12/00
Date of Next Scheduled EDR Contact: 03/12/01

STATE OF ARIZONA ASTM STANDARD RECORDS**SPL: Superfund Program List**

Source: Dept. of Environmental Quality

Telephone: 602-207-4360

The list is representative of the sites and potential sites within the jurisdiction of the Superfund Program Section.

It is comprised of the following elements: 1) Water Quality Assurance Revolving Fund Registry Sites; 2) Potential WQARF Registry sites; 3) NPL sites; and 4) Department of Defense sites requiring SPS oversight.

Date of Government Version: 10/23/00
Date Made Active at EDR: 01/03/01
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 12/04/00
Elapsed ASTM days: 30
Date of Last EDR Contact: 12/04/00

SHWS: ZipAcids

Source: Department of Environmental Quality

Telephone: 602-207-2202

The ACIDS list consists of more than 750 locations subject to investigation under the State Water Quality Assurance Revolving Fund (WQARF) and Federal CERCLA programs. The list is no longer updated by the state.

Date of Government Version: 01/03/00
Date Made Active at EDR: 05/16/00
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 04/11/00
Elapsed ASTM days: 35
Date of Last EDR Contact: 10/23/00

SWF/LF: Directory of Solid Waste Facilities

Source: Department of Environmental Quality

Telephone: 602-207-4132

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 06/21/99
Date Made Active at EDR: 09/10/99
Database Release Frequency: Annually

Date of Data Arrival at EDR: 07/14/99
Elapsed ASTM days: 58
Date of Last EDR Contact: 01/02/01

LUST: Leaking Tank Listing

Source: Department of Environmental Quality

Telephone: 602-207-4345

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/11/00
Date Made Active at EDR: 11/30/00
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 10/12/00
Elapsed ASTM days: 49
Date of Last EDR Contact: 10/11/00

UST: Underground Storage Tank Listing

Source: Department of Environmental Quality
Telephone: 602-207-4345

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 01/03/00
Date Made Active at EDR: 03/17/00
Database Release Frequency: Annually

Date of Data Arrival at EDR: 02/14/00
Elapsed ASTM days: 32
Date of Last EDR Contact: 10/16/00

WQARF: Water Quality Assurance Revolving Fund Sites

Source: Department of Environmental Quality
Telephone: 602-207-2202

Sites which may have an actual or potential impact upon the waters of the state, cause by hazardous substances. The WQARF program provides matching funds to political subdivisions and other state agencies for clean-up activities.

Date of Government Version: 05/06/99
Date Made Active at EDR: 06/11/99
Database Release Frequency: Annually

Date of Data Arrival at EDR: 05/13/99
Elapsed ASTM days: 29
Date of Last EDR Contact: 12/27/00

STATE OF ARIZONA ASTM SUPPLEMENTAL RECORDS

AST: List of Aboveground Storage Tanks

Source: Dept. of Building & Fire Safety
Telephone: 602-255-4964

Aboveground storage tanks that the Dept. of Building & Fire Safety have permitted.

Date of Government Version: 02/01/00
Database Release Frequency: Annually

Date of Last EDR Contact: 10/20/00
Date of Next Scheduled EDR Contact: 01/15/01

SPILLS: Hazardous Material Logbook

Source: Department of Environmental Quality
Telephone: 602-207-2202

ADEQ Emergency Response Unit. The ADEQ Emergency Response Unit documents chemical spills and incidents which are referred to the Unit. The logbook information for 1984-1986 consists of handwritten entries of the date, incident number and name of facility if known. Current logbooks are computerized and can be sorted by date, incident number, name, city (zip codes are not included), county, chemical and quantity.

Date of Government Version: 06/30/99
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/02/01
Date of Next Scheduled EDR Contact: 04/02/01

DOD: Department of Defense Sites

Source: Department of Environmental Quality
Telephone: 602-207-2202

These sites are federal facilities that are either being assessed for potential contamination, or have active remediation taking place on them.

Date of Government Version: 05/01/97
Database Release Frequency: Annually

Date of Last EDR Contact: 12/27/00
Date of Next Scheduled EDR Contact: 03/26/01

WWFAC: Waste Water Treatment Facilities

Source: Department of Environmental Quality
Telephone: 602-207-4623

Statewide list of waste water treatment facilities.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 09/16/98
Database Release Frequency: Varies

Date of Last EDR Contact: 11/27/00
Date of Next Scheduled EDR Contact: 02/26/01

AQUIFER: Waste Water Treatment Facilities
Source: Department of Environmental Quality
Telephone: 602-207-4623
Waste Water Treatment Facilities with APP (Aquifer Protection Permits.)

Date of Government Version: 10/01/00
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 10/31/00
Date of Next Scheduled EDR Contact: 01/29/01

DRY WELLS: Drywell Registration
Source: Department of Environmental Quality
Telephone: 602-207-2202
A drywell is a bored, drilled, or driven shaft or hole whose depth is greater than its width and is designed and constructed specifically for the disposal of storm water.

Date of Government Version: 09/01/00
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/28/00
Date of Next Scheduled EDR Contact: 03/26/01

AZ AIRS: Arizona Airs Database
Source: Department of Environmental Quality
Telephone: 602-207-2344

Arizona major (has the potential to emit over 100 tons of criteria pollutant) and minor (below 100 tons) sources.

Date of Government Version: 11/01/00
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/06/00
Date of Next Scheduled EDR Contact: 02/05/01

EDR PROPRIETARY DATABASES

Former Manufactured Gas (Coal Gas) Sites: The existence and location of Coal Gas sites is provided exclusively to EDR by Real Property Scan, Inc. ©Copyright 1993 Real Property Scan, Inc. For a technical description of the types of hazards which may be found at such sites, contact your EDR customer service representative.

Disclaimer Provided by Real Property Scan, Inc.

The information contained in this report has predominantly been obtained from publicly available sources produced by entities other than Real Property Scan. While reasonable steps have been taken to insure the accuracy of this report, Real Property Scan does not guarantee the accuracy of this report. Any liability on the part of Real Property Scan is strictly limited to a refund of the amount paid. No claim is made for the actual existence of toxins at any site. This report does not constitute a legal opinion.

HISTORICAL AND OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

Oil/Gas Pipelines/Electrical Transmission Lines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines and electrical transmission lines.

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 1999 from the U.S. Fish and Wildlife Service.

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Total Plotted</u>
<u>FEDERAL ASTM STANDARD</u>	
NPL	0
CERCLIS	0
CERC-NFRAP	0
CORRACTS	0
RCRIS-TSD	0
RCRIS Lg. Quan. Gen.	0
RCRIS Sm. Quan. Gen.	0
ERNS	0
<u>STATE ASTM STANDARD</u>	
SPL	0
State Haz. Waste	0
State Landfill	0
LUST	2
UST	2
AZ WQARF	0
<u>FEDERAL ASTM SUPPLEMENTAL</u>	
CONSENT	0
ROD	0
Delisted NPL	0
FINDS	0
HMIRS	0
MLTS	0
MINES	0
NPL Liens	0
PADS	0
RAATS	0
TRIS	0
TSCA	0
<u>STATE OR LOCAL ASTM SUPPLEMENTAL</u>	
AST	0
AZ Spills	2
AZ DOD	0
WWFAC	1
Aquifer	0
Dry Wells	0
AZ AIRS	0
<u>EDR PROPRIETARY DATABASES</u>	
Coal Gas	0

MAP FINDINGS SUMMARY

Database

Total
Plotted

* Sites may be listed in more than one database

MAP FINDINGS

Map ID
 Direction
 Distance
 Distance (ft.)Site

EDR ID Number
 EPA ID Number

Database(s)

Coal Gas Site Search: No site was found in a search of Real Property Scan's ENVIROHAZ database.

1 UNKNOWN/DEA AZ Spills S104560187
4130 W. NANCY LANE N/A
PHOENIX, AZ

Az Spills:
 Facility ID: 97-025-B Incident Date: 03/28/97
 Response Date: 03/28/1997 Report / Assist: Assist
 Type: Threat No of Samples: 0
 Referred to: N/A Referral Date: N/A
 Chemicals: Drug Lab Chemicals
 Source: Glassware
 Property Mngmt: Private

1 UNKNOWN AZ Spills S104559523
6037 S. 41 AVE. N/A
PHOENIX, AZ

Az Spills:
 Facility ID: 99-015-D Incident Date: 09/02/98
 Response Date: N/A Report / Assist: Report
 Type: Release No of Samples: 0
 Referred to: N/A Referral Date: N/A
 Chemicals: Paint Thinner, Oil
 Source: Containers
 Property Mngmt: City

2 TUMBLEWEED SERVICE LUST U001156811
7145 S 51ST AVE UST N/A
LAVEEN, AZ 85339

LUST:
 Facility ID: 0-006128
 Lust Number: 330501
 Leak Priority: CLOSED SOIL/GW LVL MEETS TIER1
 Notification: 01/14/1994
 Date Closed: 06/26/1998

UST:
 Facility ID: 0-006128 Tank ID: 1
 Owner: Tumbleweed Service/Joe Hitchens Owner ID: 1906
 Owner Contact: Rt. 1, P O Box 295 Laveen, AZ 85339
 Status: Removed Product: Kerosene
 Capacity: 4000 Age: Not reported
 Pipe Type: Suction: Check valve at tank Tank ID: 1
 Material Type: Asphalt-coated or Bare Steel
 Double-Walled Fiberglass Reinforced Plastic
 Multiple Selection Tank Release: Manual Tank Gauging
 Tank Tightness with Inventory Controls
 Pipe Release Information: Automatic Line Leak Detectors Line Tightness Testing
 Type of Pipe Information: Double-Walled Fiberglass Reinforced Plastic
 Fiberglass Reinforced Plastic
 Galvanized Steel

Facility ID: 0-006128 Tank ID: 2
 Owner: Tumbleweed Service/Joe Hitchens Owner ID: 1906
 Owner Contact: Rt. 1, P O Box 295

MAP FINDINGS

Map ID
 Direction
 Distance
 Distance (ft.)Site

EDR ID Number

Database(s) EPA ID Number

TUMBLEWEED SERVICE (Continued)

U001156811

Laveen, AZ 85339
 Status: Removed Product: Kerosene
 Capacity: 6000 Age: Not reported
 Pipe Type: Suction: Check valve at tank Tank Id: 2
 Material Type: Asphalt-coated or Bare Steel
 Double-Walled Fiberglass Reinforced Plastic
 Multiple Selection Tank Release: Manual Tank Gauging
 Tank Tightness with Inventory Controls
 Pipe Release Information: Automatic Line Leak Detectors Line Tightness Testing
 Type of Pipe Information: Double-Walled Fiberglass Reinforced Plastic
 Fiberglass Reinforced Plastic
 Galvanized Steel

Facility ID: 0-006128 Tank ID: 3
 Owner: Tumbleweed Service/Joe Hitchens Owner ID: 1906
 Owner Contact: Rt. 1, P O Box 295
 Laveen, AZ 85339

Status: Removed Product: Diesel
 Capacity: 10000 Age: Not reported
 Pipe Type: Suction: Check valve at tank Tank Id: 3
 Material Type: Asphalt-coated or Bare Steel
 Double-Walled Fiberglass Reinforced Plastic
 Multiple Selection Tank Release: Manual Tank Gauging
 Tank Tightness with Inventory Controls
 Pipe Release Information: Automatic Line Leak Detectors Line Tightness Testing
 Type of Pipe Information: Double-Walled Fiberglass Reinforced Plastic
 Fiberglass Reinforced Plastic
 Galvanized Steel

Facility ID: 0-006128 Tank ID: 4
 Owner: Tumbleweed Service/Joe Hitchens Owner ID: 1906
 Owner Contact: Rt. 1, P O Box 295
 Laveen, AZ 85339

Status: Active Product: Diesel
 Capacity: 10000 Age: Not reported
 Pipe Type: Pressure Tank Id: 4
 Material Type: Asphalt-coated or Bare Steel
 Double-Walled Fiberglass Reinforced Plastic
 Multiple Selection Tank Release: Manual Tank Gauging
 Tank Tightness with Inventory Controls
 Pipe Release Information: Automatic Line Leak Detectors Line Tightness Testing
 Type of Pipe Information: Double-Walled Fiberglass Reinforced Plastic
 Fiberglass Reinforced Plastic
 Galvanized Steel

Facility ID: 0-006128 Tank ID: 5
 Owner: Tumbleweed Service/Joe Hitchens Owner ID: 1906
 Owner Contact: Rt. 1, P O Box 295
 Laveen, AZ 85339

Status: Active Product: Gasoline
 Capacity: 10000 Age: Not reported
 Pipe Type: Pressure Tank Id: 5
 Material Type: Asphalt-coated or Bare Steel
 Double-Walled Fiberglass Reinforced Plastic
 Multiple Selection Tank Release: Manual Tank Gauging

MAP FINDINGS

Map ID
 Direction
 Distance
 Distance (ft.)Site

EDR ID Number

Database(s) EPA ID Number

TUMBLEWEED SERVICE (Continued)

U001156811

Pipe Release Information:	Tank Tightness with Inventory Controls		
Type of Pipe Information:	Automatic Line Leak Detectors Line Tightness Testing		
	Double-Walled Fiberglass Reinforced Plastic		
	Fiberglass Reinforced Plastic		
	Galvanized Steel		
Facility ID:	0-006128	Tank ID:	6
Owner:	Tumbleweed Service/Joe Hitchens	Owner ID:	1906
Owner Contact:	Rt. 1, P O Box 295		
	Laveen, AZ 85339		
Status:	Active	Product:	Gasoline
Capacity:	12000	Age:	Not reported
Pipe Type:	Pressure	Tank Id:	6
Material Type:	Asphalt-coated or Bare Steel		
	Double-Walled Fiberglass Reinforced Plastic		
Multiple Selection Tank Release:	Manual Tank Gauging		
	Tank Tightness with Inventory Controls		
Pipe Release Information:	Automatic Line Leak Detectors Line Tightness Testing		
Type of Pipe Information:	Double-Walled Fiberglass Reinforced Plastic		
	Fiberglass Reinforced Plastic		
	Galvanized Steel		

3

**WESTERN FARM CREDIT
 1/4 MI W OF 59TH AVE
 LAVEEN, AZ 85339**

**LUST U001628798
 UST N/A**

LUST:

Facility ID: 0-008198
 Lust Number: 281901
 Leak Priority: CASE REFERRAL-NOT IN UST JURISDICTION
 Notification: 05/21/1993
 Date Closed: 12/08/1995

Facility ID: 0-008198
 Lust Number: 281902
 Leak Priority: CLOSED SOIL/GW LVL MEETS TIER1
 Notification: 05/21/1993
 Date Closed: 07/25/1996

UST:

Facility ID:	0-008198	Tank ID:	1
Owner:	Western Farm Credit Bank	Owner ID:	4843
Owner Contact:	PO Box 24138 Attn: Mike Morris		
	Tempe, AZ 85285		
Status:	Removed	Product:	Gasoline
Capacity:	2000	Age:	Not reported
Pipe Type:	Not reported	Tank Id:	1
Material Type:	Unknown		
Multiple Selection Tank Release:	Not reported		
Pipe Release Information:	Not reported		
Type of Pipe Information:	Unknown		

Facility ID:	0-008198	Tank ID:	2
Owner:	Western Farm Credit Bank	Owner ID:	4843
Owner Contact:	PO Box 24138 Attn: Mike Morris		
	Tempe, AZ 85285		
Status:	Removed	Product:	Gasoline
Capacity:	1000	Age:	Not reported
Pipe Type:	Not reported	Tank Id:	2

MAP FINDINGS

Map ID
Direction
Distance
Distance (ft.)Site

EDR ID Number

Database(s) EPA ID Number

WESTERN FARM CREDIT (Continued)

U001628798

Material Type: Unknown
Multiple Selection Tank Release: Not reported
Pipe Release Information: Not reported
Type of Pipe Information: Unknown

4

VAN HOFWEGEN, DAVID
6200 W DOBBINS RD
LAVEEN, AZ

WWFAC S102790709
N/A

AZ WWFAC:
Owner Address: Not reported

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)	Facility ID
LAVEEN	1000182491	STACY WHITE FARM	31ST AVE & DOBBINS RD	85339	FINDS, RCRIS-LQG	
LAVEEN	U001156808	LAVEEN U.S. WEST # 163169	9023 S 51ST AVE	85339	UST	0-004104
LAVEEN	1000332151	FLOOD CONTROL DISTRICT	67TH AVE & GILA RIVER	85339	RCRIS-SQG, FINDS	
LAVEEN	94393623	AREA OF 67TH AVENUE AND ALTA VISTA	AREA OF 67TH AVENUE AND ALTA VISTA	85339	ERNS	
LAVEEN	A100156285	LAVEEN ELEMENTARY SCHOOL DISTRICT #59	5001 W DOBBINS	85339	AST	
LAVEEN	S103931971	TAYLOR, WILLIAM, FLYING SERVICE	T1S R2E SEC 20	85043	SHWS	AZD980883490
MARICOPA	S103492182	LAVEEN BAPTIST CHURCH	5036 W. DOBBINS	85339	Dry Wells	
MARICOPA COUNTY	S103895113	DEER VALLEY	19TH AVE. AND SOUTH OF GREENWAY		SWF/LF	
MARICOPA COUNTY	S103895126	TURF PARADISE	19TH AVE. AND BELL RD.		SWF/LF	
MARICOPA COUNTY	S103895110	CITY OF PHOENIX 22ND AVE.	22ND AVE. AND LOWER BUCKEYE RD.		SWF/LF	
MARICOPA COUNTY	S102984747	59TH AVENUE GRADING IMPROVEMENTS	59TH AVENUE SOUTH OF BUCKEYE	85043	Dry Wells	
MARICOPA COUNTY	S103894992	BUTTERFIELD STATION	40404 S. 99TH AVE		SWF/LF	
MARICOPA COUNTY	S103895104	ARIZONA SAND & ROCK	AGUA FRIA RIVER AND GRAND AVE.		SWF/LF	
MARICOPA COUNTY	S103895000	MARTORI FARMS	AGUILA, AZ		SWF/LF	
MARICOPA COUNTY	S103895106	BEARDSLEY	BETWEEN CENTRAL AVE. AND 7TH ST SOUTH BEARDSLEY		SWF/LF	
MARICOPA COUNTY	S103894989	ARIZONA MEDICAL WASTE	2 BLOCKS NORTH OF CAMELBACK RD. ON 51S AVE. 2 BLO		SWF/LF	
MARICOPA COUNTY	S103086637	RESOURCE PROCESSING INC.	CENTRAL PORTION OF GILA BEND BASIN		SWF/LF	
MARICOPA COUNTY	S103895108	CITY OF MESA	NORTHEAST CORNER OF CENTER ST. AND LE RD.		SWF/LF	
MARICOPA COUNTY	S103894997	DEER VALLEY	SW CORNER OF 12TH ST. AND ALAMEDA		SWF/LF	
MARICOPA COUNTY	S103895118	LAYLOR MATERIALS	NORTHEAST CORNER OF 16TH ST. BEARDSLE		SWF/LF	
MARICOPA COUNTY	S103895127	UFI	SOUTHEAST CORNER OF 123RD. AVE. AND BE RD.		SWF/LF	
MARICOPA COUNTY	S103895128	VAL VISTA	SOUTHEAST CORNER OF RAY RD. AND VAL VISTA DR		SWF/LF	
MARICOPA COUNTY	S103895130	WILLIAMS AIR FORCE BASE	SOUTHWEST CORNER OF WILLIAMS AIR FORC BASE		SWF/LF	
MARICOPA COUNTY	S103895003	NORTHWEST REGIONAL	19401 W. DEER VALLEY RD.		SWF/LF	
MARICOPA COUNTY	S103895120	OLD TOWN DUMP	DYSART RD. TO RID CANAL NORTH OF THOM/ MILE		SWF/LF	
MARICOPA COUNTY	S103895115	GENERAL MOTORS PROVING GROUNDS	ELLIOT RD. EAST TO SOSSMAN RD. SOUTH TC WARNER GO		SWF/LF	
MARICOPA COUNTY	S103894995	CITY OF CHANDLER	GILA AND SALT RIVER BASE AND MERIDIAN		SWF/LF	
MARICOPA COUNTY	S103086668	CHANDLER INT. #1 INTERIM	SOUTHEAST INTERSECTION OF FRYE AND DOBSON RD.		SWF/LF	
MARICOPA COUNTY	S103809877	WQ-GILA RIVER DDT	LOWER GILA RIVER--SW AZ		SHWS	
MARICOPA COUNTY	S103895109	CITY OF PHOENIX 19TH AVE.	1 MILE SOUTH OF I-170N EAST SIDE OF 19TH AVE.		SWF/LF	
MARICOPA COUNTY	S103895116	GOODYEAR - SUMP #1	1 MILE NORTH OF MC DOWELL RD.		SWF/LF	
MARICOPA COUNTY	S103895119	MORRISTOWN	1 MILE SOUTH OF US 60 OFF MORRISTOWN OVERPASS		SWF/LF	

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)	Facility ID
MARICOPA COUNTY	S103895123	SALT RIVER/PIMA TRIBE/TRI-CITY	1 MILE NORTH OF MC DOWELL ON THE BEELII HIGHWAY A		SWF/LF	
MARICOPA COUNTY	S103086670	CHANDLER INT. #3 INTERIM	MILE NORTH OF GERMAN RD. MILE EAST OF GILBERT RD.		SWF/LF	
MARICOPA COUNTY	S103895005	REMAT/METCO RECYCLING FACILITY	3 1/2 MILES SOUTH OF I-10 AT 830 N. MILLER RD.CENT		SWF/LF	
MARICOPA COUNTY	S103895103	AGUILA	3.1 MILES WEST OF AQUILA ON THE SOUTH SIDE OF US		SWF/LF	
MARICOPA COUNTY	S103894987	APS/PALO VERDE RUBBISH	6 MILES SOUTH OF I-10 ON WINTERSBERG RD.WEST OF PH		SWF/LF	
MARICOPA COUNTY	S103894988	ALLIED WASTE SOUTHWEST REGIONAL	6 MILES SOUTH OF BUCKEYE		SWF/LF	
MARICOPA COUNTY	S100293348	CAVE CREEK	8.3 MILES EAST OF I-17 ON THE SOUTH		SWF/LF	
MARICOPA COUNTY	S100293351	GILA BEND	3.4 MILES N OF AZ. 85 ON WEST SIDE		SWF/LF	
MARICOPA COUNTY	S100293356	NORTHWEST REGIONAL	3.5 MILES WEST OF U.S. 89 ON DEER V		SWF/LF	
MARICOPA COUNTY	S100293357	QUEEN CREEK	.5 MILES S OF CHANDLER HEIGHTS ROAD		SWF/LF	
MARICOPA COUNTY	S100293360	WEINBERGER	.5 MILES SOUTH OF LOWER BUCKEYE ROA		SWF/LF	
MARICOPA COUNTY	S100293355	NEW RIVER	4.3 MILES W OF I-17 ON THE E SIDE O		SWF/LF	
MARICOPA COUNTY	S103895200	TOWN OF WICKENBURG	4.6 MILES WEST OF INTERSECTION OF US 60 AND AZ 89		SWF/LF	
MARICOPA COUNTY	S103895202	UNION ROCK CENTRAL AVE.	.25 MILES SOUTH OF I-17 ON CENTRAL AVE. WEST .25MI		SWF/LF	
MARICOPA COUNTY	S103086710	SATORISE (EARTHWORKS)	1.5 MILES EAST OF I-17 ON END OF GREENWAY RD.		SWF/LF	
MARICOPA COUNTY	S103894996	CITY OF GLENDALE	NORTHSIDE OF GLENDALE AVE.EAST OF THE AGUA FRIA RI		SWF/LF	
MARICOPA COUNTY	S103895002	NORTHWEST REGIONAL	SOUTH OF 195TH AVE AND DEER VALLEY		SWF/LF	
MARICOPA COUNTY	S103894998	K & B TIRE CO.	SOUTH OF MC DOWELL RD. BETWEEN 27TH A 19TH. AVE.		SWF/LF	
MARICOPA COUNTY	S100240624	ALLIED	SOUTH OF INDIAN SCHOOL RD, WEST SID		SWF/LF	
MARICOPA COUNTY	S103894990	BAKER SOUTHWEST	11400 E. PECOS RD.EAST OF ELLSWORTH RD.ON PECOS RD		SWF/LF	
MARICOPA COUNTY	S103895105	AVONDALE	NORTH SIDE OF INTERSECTION OF US 80 ANC AGUA FRIA		SWF/LF	
MARICOPA COUNTY	S103895111	CITY OF PHOENIX 91ST AVE.	WEST SIDE OF 91ST. AVE.		SWF/LF	
MARICOPA COUNTY	S103895112	CITY OF TEMPE	SOUTH SIDE OF SALT RIVER ON HAYDEN DR.		SWF/LF	
MARICOPA COUNTY	S103895114	ESTES	EAST SIDE OF 40TH ST. SOUTH OF THE SALT RIVER		SWF/LF	
MARICOPA COUNTY	S103086789	CHANDLER INT. #2 INTERIM	SOUTH SIDE OF QUEEN CREEK RD. 1 MILE EA OF VAL VI		SWF/LF	
MARICOPA COUNTY	S100293344	27TH AVENUE	THE SOUTHWEST CORNER OF 27TH AVE AN		SWF/LF	
MARICOPA COUNTY	S100293350	DEER VALLEY LANDFILL	THE SOUTHWEST CORNER OF 16TH STREET		SWF/LF	
MARICOPA COUNTY	S100293354	LONE CACTUS LANDFILL	ON THE N WEST CORNER OF 7TH ST /		SWF/LF	
MARICOPA COUNTY	S103895121	PERRYVILLE	YUMA RD. EAST OF LUKE AIR FORCE AUXILAF FIELD #		SWF/LF	
PHOENIX	S103391972	19TH AVE. LANDFILL	19TH AVE	85041	SHWS	AZD980496780
PHOENIX	1000978024	THERMO FLUIDS INC BUCKEYE	1201 S 39TH AVE	85043	RCRIS-SQG, FINDS	
PHOENIX	S104564734	THERMO FLUIDS INC	1201 SOUTH 39TH AVE	85043	HAZNET	

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)	Facility ID
PHOENIX	1000472666	BENNETT OIL COMPANY	54 N 45TH AVE STE I	85043	RCRIS-SQG, FINDS, HAZNET	
PHOENIX	S104564779	S & B MGMT	34 N 45TH AVE	85043	HAZNET	
PHOENIX	S104166770	RJB WAREHOUSE PHASE I	1115 N. 47TH AVE.	85043	Dry Wells	
PHOENIX	S104166831	UNISOURCE WORLDWIDE	844 N. 47TH AVE.	85043	Dry Wells	
PHOENIX	1000284175	WILLIAMS FARMS	51ST AVE & ESTRELLA RD	85043	RCRIS-SQG, FINDS	
PHOENIX	S102986578	HAMPTON INN HOTEL	53RD AVENUE / I-10 (SOUTH SIDE	85043	Dry Wells	
PHOENIX	S103661815	SFPP LP PHOENIX TERMINAL	49 N 53RD AVE	85043	HAZNET	
PHOENIX	U003547356	SOUTHERN PACIFIC PIPE LINES	49 N 53RD AVE	85043	UST	0-002028
PHOENIX	U003547476	SANTA FE PP PHOENIX TERMINAL	49 N 53RD AVE	85043	UST	0-008166
PHOENIX	S104531006	MICKELSON & RAY, INC	2402 SOUTH 55TH AVE	85043	Dry Wells	
PHOENIX	1001226928	MUNTERS	802 S 59TH AVE	85043	HAZNET	
PHOENIX	1001492787	DIVERSIFIED TRANSPORTATION INC	1649 S 59TH AVE STE E	85043	RCRIS-SQG, FINDS	
PHOENIX	S103391974	ARIZONA DIESEL ENGINES	2XX S. 59TH AVE.	85043	SHWS	
PHOENIX	S102986385	FREEPORT CENTER E. LOTS 33,34,35&36	420, 440, 602, / 630 SOUTH 53R	85043	Dry Wells	
PHOENIX	S103895406	WEST DOBBINS PROPERTY	717 / 723 WEST DOBBINS	85041	Dry Wells	
PHOENIX	S102988669	VAN BUREN INDUSTRIAL PROPERTIES	34 - 74 NORTH 45TH AVENUE	85043	Dry Wells	
PHOENIX	U003515341	DESERT SKY CHEVRON	1515 N 75TH AVE	85043	UST	0-009311
PHOENIX	S103932000	OLD 91ST AVE SLIDGE DISPOSAL PONDS	91ST AVE / SALT RIVER	85353	SHWS	AZD981679707
PHOENIX	S104166641	ED PASTOR SCHOOL	2101 W. ALTA VISTA RD.	85041	Dry Wells	
PHOENIX	1001260809	CHEVRON PHOENIX TERMINAL	SW CORNER VAN BUREN / T1ST AVE	85043	SHWS	AZT000615286
PHOENIX	S103391979	CHEVRON USA, INC.	SW CORNER VAN BUREN / T1ST AVE	85043	SHWS	AZT000615286
PHOENIX	S100412096	EXXON	XX MADISON	85043	SHWS	
PHOENIX	S102988846	WILLIG FREIGHT LINES	NW-C 51ST AVENUE / MOHAVE STRE	85043	Dry Wells	
PHOENIX	S102985573	C.O.P. STREETS	SOUTHERN W/OF 7TH AVE	85041	Dry Wells	
PHOENIX	S103814211	AVANTI APARTMENTS	SWC MCDOWELL / 59TH AVE.	85043	Dry Wells	
PHOENIX	S104564780	RSD-CONCHOS SCHOOL	1718 W VINEYARD	85041	HAZNET	
PHOENIX	S103391984	MADDUX	XXX N. 69TH AVE	85043	SHWS	
TOLLESON	S103492367	MISSION BUSINESS PARK	4 SOUTH 84TH AVENUE	85353	Dry Wells	
TOLLESON	S103392044	PURE GRO CO- TOLLESON	99TH AVE / HARRISON	85353	SHWS	AZD000389445

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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