

Via Email and FedEx (2nd Day)

December 12, 2012

North Carolina Department of Environment
and Natural Resources
NC Brownfields Program
Division of Waste Management
1646 Mail Service Center
Raleigh, North Carolina 27699-1646

Attention: Ms. Sharon Eckard, PG

Re: Brownfields Receptor Survey
West Morgan Apartments
Raleigh, North Carolina
H&H Job No. FAI-015

Dear Ms. Eckard:

On behalf of West Morgan, L.L.C., Hart & Hickman, PC (H&H) is submitting a completed Brownfields Area Reconnaissance and Receptor Survey Guidance Form for the West Morgan Apartments site located at 927 West Morgan Street and 910 Tyron Hill Drive in Raleigh, Wake County, North Carolina. H&H performed a dashboard receptor survey of the area within 0.5-miles of the site. In addition, H&H conducted environmental database and geographic information systems (GIS) searches. No on-site or off-site drinking water wells were identified. Public water, supplied by the City of Raleigh, is available to the surrounding properties. The receptor survey form and a map showing the location of the potential receptors are attached.

If you have any questions or require additional information, please do not hesitate to contact me.

Very truly yours,

Hart & Hickman, PC



Shannon Cottrill
Project Manager

Attachments

cc: Mr. Peter McGrath (Via Email)
Mr. Tom Brasse (Via Email)
Mr. Steven Smith (Via Email)

BROWNFIELDS AREA RECONNAISSANCE AND RECEPTOR SURVEY GUIDANCE FORM

This form was created to clarify and simplify preparing a receptor survey for a brownfield site. The form was designed to minimize unnecessary delays in processing brownfield applications. This is a guidance document only and Potential Developers may complete and submit their own receptor survey, if they desire.

General Instructions

- 1.) Complete "Property Characteristics" Section and all portions of other sections where an "X" has been placed in the far left column under "Applicable to Site," as determined by the DENR Brownfields Project Manager on a site specific basis.
- 2.) The search-radius distances to potential receptors from the Property boundary will be determined by the DENR Brownfields Project Manager on a site by site basis.
- 3.) Search-radius distances are measured from the site Property Boundary unless otherwise indicated by the DENR Brownfield's Project Manager.

Site: West Morgan Apartments
 Address: 927 West Morgan Street and 910 Tryon Hills Drive
 City: Raleigh
 County: Wake

Property Characteristics

<i>Provide Information for the following potential receptors</i>	<i>Current Usage</i>	<i>Proposed Usage</i>
Size of Property (acres)	3.47	3.47
% of property that is wooded	0	0
% of property that is scrub/shrub	0	0
% of property that is open land	0	0
% of property that is grass area	0	0
% of property that is agricultural crops	0	0
% of property that is barren	0	0
% of property that is used for commercial or industrial usage including paved areas	0	100

Surrounding Properties

<i>Applicable to Site (DENR Use Only)</i>	<i>Surrounding Properties Zoning/Land Use</i>	<i>Current Usage</i>	<i>Proposed Usage</i>
X	North	Commercial	Commercial
X	South	Commercial	Commercial
X	East	Commercial/residential	Commercial/residential
X	West	Commercial/residential	Commercial/residential

Potential Receptors - include depth to top, construction material and diameter of the utilities, if available

<i>Applicable to Site (DENR Use Only)</i>	<i>Provide Information for the following potential receptors</i>	<i>Y/N</i>	<i>Field Verified</i>	<i>Date Verified</i>	<i>Distance Complete</i>	<i>Direction and attach map as appropriate</i>	<i>Depth</i>
X	Is a basement or subsurface foundation within 500/1000 ft of the Property boundary?	Y	Y - parking decks	10/25/2012	Onsite	Onsite	Not applicable
X	Is a school or daycare center within 1000 ft of the Property boundary?	Y	Y - see note below	10/25/2012	150'	NE	Not applicable
X	Is a storm sewer within 100/1000 ft of the Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	3-6' depth, 24" dia. concrete
X	Is a sanitary sewer within 100/1000 ft of the Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	3-12' depth, 8" dia. PVC
X	Is a septic system leach field within 500/1000 ft of the Property boundary?	N	None observed	10/25/2012	Not applicable	Not applicable	Not applicable
X	Is a water line main within 100/1000 ft of Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	3-4' depth, 6" dia. ductile iron
X	Is a natural gas line main within 100/1000 ft of the Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	2-4' depth
X	Is a buried telephone/ cable main within 100/1000 ft of the Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	2-4' depth
X	Is a buried electrical cable main within 100/1000 ft of Property boundary?	Y	Y	10/25/2012	Onsite	Onsite	2-4' depth

Local Water Supply

Public: Yes

Private: No

Potable Water Supplier Name:

City of Raleigh Public Utilities Department

Potable Water Supply Source:

Falls Lake

Distance: 9.7 miles

Direction: NE

Potable Water Source Intake:

E.M. Johnson Water Treatment Plant

Distance: 9.7 miles

Direction: NE

Water Supply Wells

<i>Applicable to Site (DENR Use Only)</i>	<i>Provide Information for the following potential receptors</i>	<i>Y/N</i>	<i>Field Verified</i>	<i>Date Verified</i>	<i>Distance Complete</i>	<i>Direction and attach map as appropriate</i>	<i>Depth</i>
X	Is a public water supply well within 1 mile of the Property boundary?	N	Y	10/25/2012	Not applicable	Not applicable	Not applicable
X	Is a private water supply well within 1/2 mile of the Property boundary?	N	None observed	10/25/2012	Not applicable	Not applicable	Not applicable
X	Is an irrigation supply well within 1/2 mile of the Property boundary?	Y	Y - see note below	10/25/2012	550'	E	495'
X	Is a monitoring well within 1500 ft of the Property boundary?	Y	N - see note below	10/25/2012	1475'	S	Not applicable

Water Bodies on Property

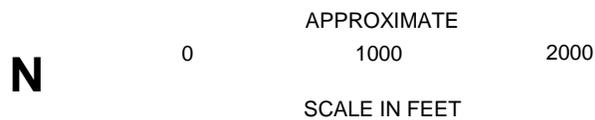
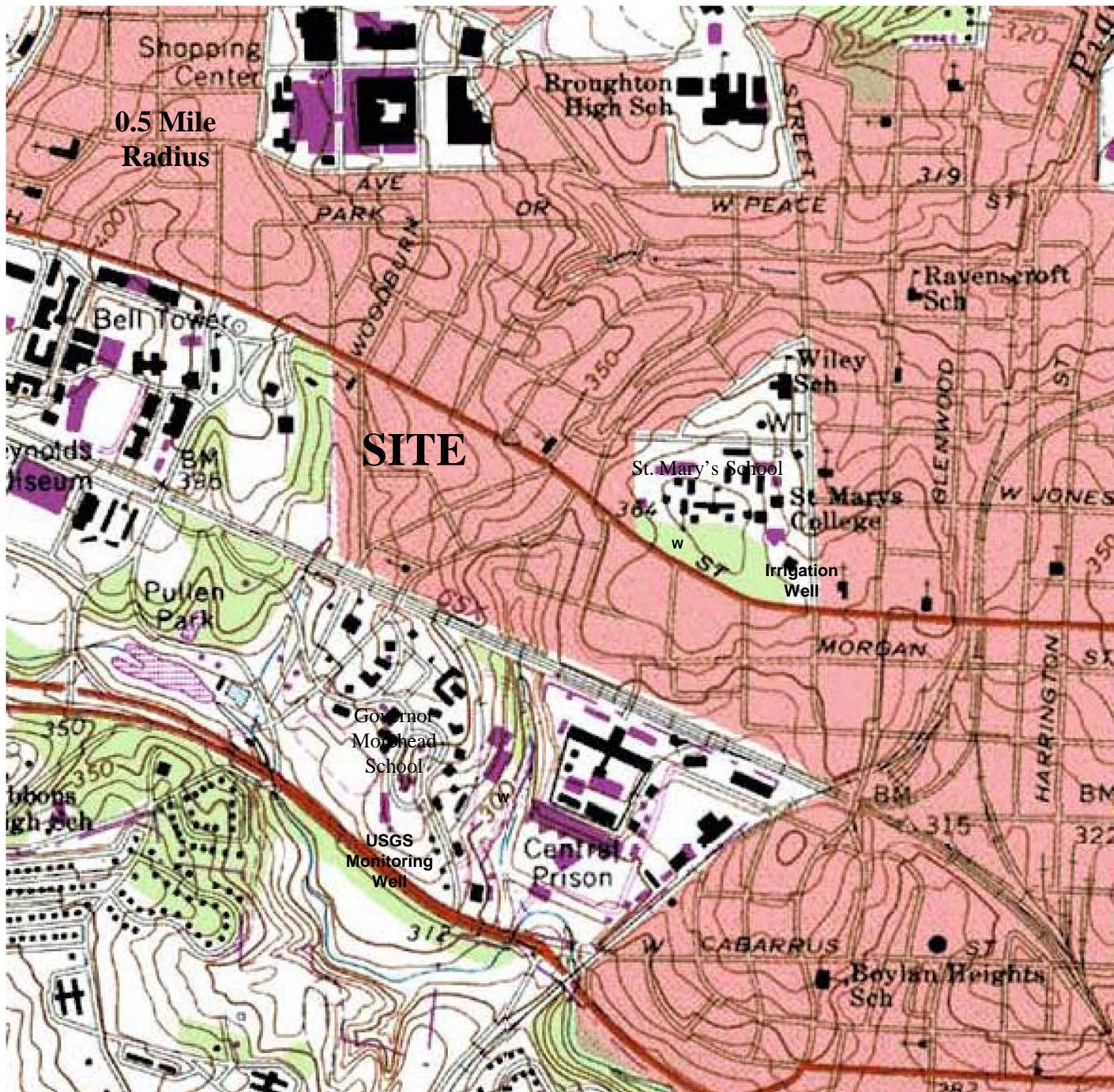
<i>Applicable to Site (DENR Use Only)</i>	<i>Provide Information for the following potential receptors</i>	<i>Comments</i>
X	Is water body naturally developed or man made?	N/A - no water bodies on property
X	List the uses of the water body	N/A - no water bodies on property
X	What is the source of the water for the water body	N/A - no water bodies on property
X	What is the nature of the bottom of the water body (e.g., rocky or concrete bottom, drainage ways or impoundments)	N/A - no water bodies on property
X	Are there any wetlands present on the property?	No

Surface Water Body

<i>Applicable to Site (DENR Use Only)</i>	<i>Provide Information for the following potential receptors</i>	<i>Y/N</i>	<i>Name</i>	<i>Type</i>	<i>Distance Complete</i>	<i>Direction and attach map as appropriate</i>	<i>Depth</i>
X	Are there surface waters located within 500/1000 ft of the Property boundary?	Y	Unnamed tributary to Rocky Branch	Intermittent stream	500 ft	SW	Not applicable
	<i>Additional water bodies, if needed</i>						

Additional Requests/ Observations

<i>Applicable to Site (DENR Use Only)</i>	<i>Provide Information for the following potential receptors</i>	<i>Comments</i>
X	Schools	<i>St. Mary's School is located approximately 150' northeast of the site. The Governor Morehead School is located approximately 500' south of the site.</i>
X	Irrigation Supply Wells	<i>A potential irrigation water supply well was observed on the campus of St. Mary's School. Additional information regarding the potential well is not available.</i>
X	Monitoring Wells	<i>A United States Geological Survey (USGS) monitoring well is reportedly located approximately 1,475' south of the site. The well was not field-verified due to its location on restricted property.</i>



TITLE POTENTIAL RECEPTORS MAP
 PROJECT WEST MORGAN APARTMENTS
 RALEIGH, NORTH CAROLINA

U.S.G.S. QUADRANGLE MAP
 Raleigh West, North Carolina 1998



QUADRANGLE
 7.5 MINUTE SERIES (TOPOGRAPHIC)

DATE: 10-26-12 REVISION NO: 0
 JOB NO: FAI-015 FIGURE: 1