

PHASE I ENVIRONMENTAL SITE ASSESSMENT

FOR THE

**WETSIG YACHTS FACILITY
WILMINGTON, NORTH CAROLINA**

CES PROJECT NO. 02106

PREPARED FOR

BRANCH BANKING AND TRUST COMPANY, INC.

WILMINGTON, NORTH CAROLINA

AUGUST 21, 2002

PREPARED BY

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FOR THE

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1.0 EXECUTIVE SUMMARY:

The site is located at 4022 Market Street in Wilmington, North Carolina. Access to the property is gained along "Wetsig Road". There are currently two primary operations on the property, Wetsig Yachts and Marine Mechanix boat motor repair. In total, there are six free standing buildings and two small storage sheds at the site. The property is a triangular-shaped, approximately 2.5 acre tract, bordered on three sides by railroad tracks. **Figure 1** is a vicinity map, **Figure 2** is a recent (1998) aerial photograph denoting each of the current buildings as "A" through "F", respectively, and **Figure 3** is a topographic map.

The *Phase I Environmental Site Assessment*, consistent with American Society for Testing and Materials Standard E1527-00, was conducted by Clark Environmental Services, P.C. (CES) as a follow up to a report prepared by CES entitled *Interim Report and Recommendations for Phase I-II Investigations* dated July 16, 2002. The previous and current work at the site is being conducted on behalf of Branch Banking and Trust Company, Inc. (Wilmington, North Carolina), lienholder of the property, and pursuant to addressing potential purchaser due diligence. Property access was authorized by the current owner, Mr. Paul Wetsig of Wetsig Yachts (Wilmington, North Carolina). The property and surrounding areas were visually inspected initially on May 2, 2002 and again on August 15, 2002, for the Phase I investigation. Although a complete title history was not made available, information revealed during this investigation does not suggest that this limitation has adversely affected the validity of conclusions contained herein.

In summary, CES conducted a background review of the facility utilizing various available sources. The facility has a long history of fertilizer manufacturing operations dating back to at least 1900 through the early 1980s. Subsequently, a garden center and a number of mechanical repair facilities and boat building facilities have operated on site. A review of regulatory lists and relevant agencies revealed that the subject property was not found on any regulatory list nor cited with having had any incident. There are several nearby sites, located within the search radius of some lists, that potentially have soil/groundwater contamination associated with them. Given these sites' relatively distal locations, these listed sites are not considered to be "recognized environmental conditions" (RECs) in need of further inquiry at this time.

In summary, the three most significant findings, herein considered to be RECs warranting further inquiry, are: the long-term operation of fertilizer manufacturing operations, as detailed herein, and the potential impacts caused by these operations; the prior operation of a small diesel underground storage tank (UST) at the plant and potential impacts caused by possible leakage of fuel from same; and, the localized presence of "oily stained soils", particularly in the area of the Marine Mechanix boat repair operation. It is recommended that a Phase II intrusive investigation be performed to address these three issues.

2.0 OBJECTIVE:

The purpose of this environmental site assessment is four-fold: 1) to examine for any visual or obvious evidence of contamination or environmental impacts as a result of current or previous on-site activities or adjacent property land uses; 2) to determine if any such incidents have been documented at the property in any of the available records of federal, state and local regulatory agencies; 3) to review previously prepared environmental reports; and, 4) to appropriately evaluate any recognized environmental conditions in order to facilitate the disclosure of such and ascertain the need for further inquiry.

It is noteworthy that portions of the current Phase I study draw upon information previously gathered by CES during prior inquiry. Ultimately, the Phase I assessment was accomplished by utilizing all available information, including: conducting an initial site visit and interviews with the current and prior property owner, followed by a second site visit and "non-expert" inspection of the existing buildings; procuring a Government Database review of available regulatory records and incident lists; procuring and reviewing photo-documentation and land use maps depicting prior site conditions; interviewing personnel at selected state and local agencies; and, summarizing available current and historical site data. This report includes all relevant data pertinent to the subject property as disclosed by sources available during the performance of this evaluation.

3.0 SITE BACKGROUND/OPERATING HISTORY:

The history of usage at the site has been confirmed utilizing a variety of sources and each source of information is generally discussed separately. Most importantly, it is noted that information derived from each source supports, and is generally consistent with, information derived from the other sources.

3.1 AVAILABLE HISTORICAL AERIAL PHOTOGRAPHS:

Copies of the historical aerial photographs (1949, 1956, 1966, 1974, 1986, 1990, 1994, 1998) depicting site conditions over a period of approximately 50 years, are generally described below and are enclosed in **Appendix I**.

The 1949, 1956, and 1966 large scale aerial photographs show the entire subject property as developed. In each image, a long linear building is clearly visible, as are what appear to be smaller buildings positioned on the perimeter of the north side.

The 1974 aerial photograph, a smaller scale image, depicts the majority of the property as developed. The large linear building is clearly visible and has what appears to be an irregularly shaped addition on the north side. Smaller buildings are visible on the west side. The west side of the property appears to be partially wooded, grassy or overgrown.

The 1986 aerial photograph shows the main building, made up of what appear to be separate buildings as suggested by the roof lines, similarly positioned although the previously depicted “addition” is not as clearly visible. Buildings to the north are shown. The aforementioned wooded/grassy areas to the west appear to be used for storage of numerous large items (boats).

The 1990 and 1994 aerial photographs depict the main building very clearly to be made up of several separate roof lines. The mid-section of the main building is not present (reportedly caved in) and the 1994 image shows the building further diminished. The perimeter buildings to the north and west are visible. The area along the southwest corner appears unused and grassy whereas the area toward the northwest corner contains a small building and multiple items are stored across this entire area of the site.

The 1998 aerial photograph depicts the subject site and surrounding areas in essentially the current condition. A recently installed storm water pond exists to the north across the railroad track. There are several noteworthy differences when comparing the 1994 image to the 1998 image. The 1998 image depicts, in total, all six of the existing buildings, as well as the two storage units. The prior main building appears (and is known) to have been replaced with the currently present structure, leaving much of the prior building “footprint” vacant and as open space. A large warehouse building was constructed just west of the main building and is known to overlap the prior location of two smaller buildings (as documented on some Sanborn land use maps). The entire west side of the property is shown to be utilized for outside storage of numerous small and large items.

3.2 AVAILABLE SANBORN FIRE INSURANCE MAPS:

Copies of the historical land use Sanborn maps (1915, circa 1948, 1951, 1953, 1955, and 1964) depicting improvements to the property for approximately 85 years are generally described below and are enclosed in **Appendix II**. All of these maps similarly depict a main fertilizer plant, several small building locations, and similar identifying labels.

The 1915 Sanborn map reveals multiple buildings, variously labeled, which are interpreted to be: Nitrate of Soda Warehouse; Platform; Storage, Feed Warehouse (Wooden Floor), Fertilizer Works, Acid Phosphate Warehouse, Bag House and Office; Unnamed shed; “To be Cotton Gin” and Hay Warehouse buildings; and Cotton Warehouse.

Similarly, the *circa 1948* (copied at the New Hanover County Library), *1951*, and *1953* Sanborn maps each include multiple buildings, mostly placed as shown on the 1915 map, with labels generally interpreted to be: Nitrate of Soda (the 1948 shows this to be a Seed Warehouse); Platform; Storage, Feed Warehouse (Wood floor), Fertilizer Works Dry Mixing; (the 1953 map shows the addition of Nitrates Building), Acid Phosphate Warehouse, (Ammonia Tank shown on 1948 and 1953 map), Mixing Unit, Fertilizer Warehouse, Unnamed Shed; Unclear building label; Workman's Lunch House; Cotton Gin and Storage Warehouse (1951 shows this as Seed Warehouse); Office and Office.

The *1955* and *1964* Sanborn maps are slightly different in that these maps are somewhat less detailed than the older maps. Nonetheless, the building positions and labels on the buildings are essentially consistent with what was displayed on prior maps. Differences worthy of note include: the former Nitrate of Soda building is depicted as a Bag House; and some of the labels on the smaller building labels are not as specific as were the labels on the older maps.

3.3 INTERVIEWS AND SITE DATA:

A.) Interview with Current Property Owner: As previously provided in the July 2002 CES report, according to Mr. Wetsig, from circa 1903/1905 to 1980, the property was the site of Pearsall and Company Fertilizer manufacturer and distributor. Reportedly, the former buildings contained large storage bins and the facility blended dried bulk ingredients, bagged the processed fertilizer, and sold it in that general manner. Mr. Wetsig indicated that steam was used in the mixing process and that a diesel-fueled boiler room building near the front entrance remains intact. Purportedly, after fertilizer operations ended circa 1980, a portion of the property was used as a "plant and garden" store for several years.

At the time that Mr. Wetsig took ownership in 1983, most of the original oldest buildings were in significant decay and, over time, most of these were removed. Mr. Wetsig indicated that circa mid 1980s, he dug up the fertilizer plant's former diesel UST and disposed of it off-site. Mr. Wetsig uses drums to store paints, acetone etc., and the spent liquid wastes are disposed by a service off-site. There remain only three "original" buildings at the site: these are the "tractor building", the "boiler building" and the "power building", depicted as B, D, and E, respectively, on **Figure 2**. The large warehouse building (A) utilized by Wetsig Yachts was built by Wetsig circa mid-1998 and the large rigging building (C) was constructed by Wetsig in 1995. Marine Mechanix, a leasee located on the west side of the site in a small building (F), started up operations in 1997.

B.) Review of City Directories for Wilmington: The available City directories, dating from 1914 to 2001, were reviewed at the New Hanover County Library. Most significantly, a Pearsall and Company (wholesale grocery and fertilizers) is repeatedly

referenced at a 4th Street, downtown location, from circa 1914 to 1953. There is no specific mention of the fertilizer plant's Market Street location in these entries; however, the 1954 directory references a fertilizer plant located at a Highway 17 North location, one-half mile outside the City limits. It is deduced that the fertilizer plant site was not listed prior to the 1950s because that location was well outside the search radius of the directories.

The mid-1950s to mid-1960s directories reference a Pearsall and Company fertilizer plant at Highway 17 North, in Forest Hills, a residential area, which is in the general proximity of the plant. The 1966-1968 directory references the Pearsall and Company fertilizer plant at "Fernside Dr.", apparently an access street off of Kerr and Market Streets. In 1968, the site is separately listed (white pages and street directory) at 3816 and 3818 Market Street. From 1969 until 1980, Pearsall and Company Fertilizer is referenced at the 4022 Market Street address. In 1981, the site is referenced as both Pearsall and Company Fertilizer and Pearsall Garden Center. From 1982 to 1987, there are several motor-repair type facilities listed at the site. From 1988 to 2001, the Wetsig operation is referenced; additionally, Marine Mechanix is listed from 1997 to 2001.

C.) Interview with former property owner: According to Mr. Billy Smith, a Pearsall family representative, the site's usage was as outlined in the above sections. He confirms that the site was in operation at the Market Street location at least since the 1920s. He stated that the 4th Street operation was the location of the wholesale grocery that served as the fertilizer plant's office. Mr. Smith actually worked at the plant from 1960 to the 1980's, when the plant closed. He maintains that to his knowledge, the facility was a bulk mixing and bagging operation; he believes that at no time in the past did the site "manufacture" raw materials, but purchased the processed materials from manufacturers (such as those across the river in Navassa, Brunswick County), and blended them. He further indicated that the diesel-fueled boiler was used to make steam which was piped to the plant and used to keep the dust down and to facilitate the pelletization of the bulk materials which were mixed in large vats.

4.0 ENVIRONMENTAL SETTING:

4.1 TOPOGRAPHY:

According to the 7.5 minute USGS topographic map (Wilmington, NC Quadrangle), the site is located in an area of relatively high topographic elevation, at approximately 35 feet above mean sea level (**Figure 3**). The property is generally flat and featureless, and gently slopes to the southeast.

4.2 VEGETATION:

The site is essentially completely developed and has been mostly occupied for at least 85 years. Site vegetation is mostly grassy or weedy ground cover. Several small areas of shrub/vine vegetative cover exists at the western or eastern edge of the property; these areas are overgrown piles of miscellaneous metal equipment, old brick and concrete piles, and old wood piles.

4.3 SURFACE WATER:

The topographic map indicates that the nearest surface waters include small tributaries located to the south, which discharge to Burnt Mill Creek. A recently installed storm water pond exists on the adjoining property to the north, beyond the railroad track. The FEMA Flood Hazard Map of the area shows that the site is not located adjacent to a flood hazard zone (**Figure 4**).

4.4 DEPTH TO GROUNDWATER:

On the basis of the topography, vegetation, and surrounding areas, it is believed that the static water table at the site likely exists approximately four to six feet below ground level.

4.5 SUBSURFACE GEOLOGICAL CHARACTERISTICS:

The site is located in the easternmost portion of the Atlantic Coastal Plain Physiographic Province. The Geologic Map of North Carolina shows that the site is underlain by the undivided Tertiary Eocene Comfort Member (fossiliferous limestone) or New Hanover Member (phosphate pebble conglomerate). According to Map 15 of the 1977 "Soil Survey of New Hanover County", the property is located on Seagate Fine Sand (**Figure 5**). The Seagate is mostly level, and characterized as being somewhat poorly drained, rapidly permeable, and has a near surface seasonal high water table. The soil group does include small areas of Onslow or Leon Soil.

5.0 SITE INSPECTION:

5.1 SITE DESCRIPTION (see **Figure 2**):

The site consists of one, triangular-shaped tract of land that is bordered on all three sides by railroad tracks and woods. Access to the site is gained along Wetsig Road. There are six buildings and two storage sheds present on the property. For the purposes of discussion within this report, the buildings are labeled "A" through "F". During the site visit August 15, 2002, each building was entered and visually inspected. A non-expert description of each of the buildings and immediate surrounds is provided in Section 5.8.

5.2 SOIL DISTURBANCES:

There were no areas of the subject site that appeared to have been used for burial or excavation in the recent past. There were several small overgrown debris piles located in perimeter areas of the west and east corners of the property. In the areas where motors and equipment are stored (primarily around the Marine Mechanix operation), there are some small (less than 1-2 feet diameter) “oily” spots or stains present, indicative of minor surface spillage.

5.3 VEGETATIVE DISTURBANCES:

The majority of the subject property did not show evidence of recent vegetation disturbances and grassy vegetation appeared lush and healthy. Locally, several, mostly rectangular-shaped, patches of distressed grass were observed, believed indicative of where boats or large equipment had recently been stored and since moved.

5.4 UTILITIES:

Currently, the site utilizes municipal water and sanitary sewer service. Reportedly, there is a 6-inch water line in front of building that connects to the site from Kerr Avenue which extends along the south side of the railroad track. Two fire hydrants are present adjacent to the track and the site’s main water line extends along Wetsig’s entrance road. Other small, on-site lines are known to be present. Mr. Wetsig stated that his facility was connected to municipal sanitary sewer in 1999 (line runs along Wetsig Road) but that previously the Wetsig facility’s two bathrooms each had their own septic tank and associated LPP systems located behind the main building.

There were two ground-mounted, blue dot (i.e. non-PCB) transformers observed at the subject site. It is known that subsurface power and telephone lines extend along the site’s entrance road and are present in various locations at the site, particularly between the buildings.

5.5 DRAINS, DITCHES, BASINS AND WATER BODIES:

There are no known basins or water bodies at the site. Off-site, the west side of Wetsig Road consists of a very swampy, wet area. A drain pipe from the swampy area was observed to extend under the railroad track near the northwest corner of the subject site, and to drain in an eastward direction. In addition, a storm drain pipe was observed to extend under the railroad track in front of the main building. Reportedly, the pipe extends under the east edge of the Wetsig building, and drains eastwardly. Evidence of a possible outfall area was visible at the tracks, but no outfall pipe was observed.

5.6 UNDERGROUND STORAGE TANKS/ABOVE GROUND STORAGE TANKS:

Available information reveals that one small 200-gallon diesel UST was operated at the plant, and used to fuel the site's boiler. The tank was operated for an unknown (presumably long) time frame; however, details of operational practices are unknown. The tank was removed by Wetsig during site renovations circa mid-1980s. No other USTs have reportedly existed at the site. Several nearby sites were found to operate USTs through the records search. The utilization of registered underground storage tanks in the general vicinity of the site is detailed in the attached **Appendix IV**.

5.7 SUBSURFACE STRUCTURES:

Other than the aforementioned utility lines, there are no subsurface structures or features observed at the subject site. Mr. Wetsig says he observed the substrata during the installation of the water lines (circa 1980's) and recalls that there is a yellow sandy clay bed from 2 to 8 feet down, which is underlain by white sand.

5.8 BUILDINGS AND OTHER PERTINENT SITE FEATURES:

There are six buildings at the site, notated as shown in **Figure 2**. Each building was entered and pertinent observations are generally listed below:

Building A: Wetsig Yachts, constructed 1998, approximate dimensions 75 x 200 feet; currently houses large boat construction operation; generally overlays footprint of prior fertilizer works building; open steel frame warehouse building with sheet metal and fiberglass exterior, sheet metal roof, concrete floor; most areas have three story roof line; excellent condition; current concrete floor poured over prior fertilizer plant floor.

Building B: Tractor building, constructed circa 1900, approximate dimensions 40 x 108 feet; currently houses boat motor repair shop and storage of miscellaneous tools, equipment, etc; initially was used for tractor repair, hay and cotton storage; wood frame building with sheet metal or wooden exterior, wooden and sheet metal roof, wood walls and no interior plumbing, mostly concrete floor except one small section of "oil dirt" floor, old wood stove flues in roof line; one-story except for small loft area; poor condition.

Building C: Rigging Building, constructed 1995, approximate dimensions 43 x 60 feet; currently used to rig and to finish work on new boats; generally overlays the footprint of two 1940s small office buildings; open concrete block warehouse building, metal roof, concrete floor, no interior plumbing; two story roof line; excellent condition.

Building D: Boiler building, constructed circa 1940s, approximate dimensions 18 x 30 feet; currently empty; previously housed diesel fueled boiler which was removed circa 1983; center part is concrete block, small wood frame additions on each side, wood and tin roof, concrete floor in one addition has deteriorated concrete “glaze”; one story roof line; poor condition.

Building E: Power building (shed), was a portion of 1950-1970 north side addition to the main building, approximate dimensions 10 x 20 feet; currently houses site power panels; concrete and wood exterior, deteriorated concrete/dirt floor, very poor condition.

Building F: Marine Mechanix building, was installed at site circa 1980s, approximate dimensions 24 x 24 feet; currently houses office for boat repair shop, wood frame, wood floor, set up on concrete blocks; fair condition (not entered for Phase I). In association with Marine Mechanix, there are two sheds: Shed 1 is a 12 x 12 feet, wood frame shed; and Shed 2 is a 10 x 20 feet, corrugated aluminum shed.

In the time he has owned the site, Mr. Wetsig says he’s had no issues with people leasing portions of the site and has had no environmental issues himself. The “Mechanix” operation has blue drums variously placed for storage of waste products to be recycled.

The approximate location of the prior Nitrate of Soda warehouse at the east edge of property was examined. In that general area, evidence of an old “oil dirt floor” was detected and a pile of rubble overgrown with vegetation was present. In addition, the westernmost edge of old building and/or platform, composed of old brick, was observed, also very overgrown.

6.0 REGULATORY AGENCIES:

A review of government data bases and incident or regulatory lists was procured. Detailed information regarding some of these lists and sites identified are provided in the attached data base report (**Appendix IV**). The findings of that report are summarized herein:

- a) National Priority List (NPL) (1.0 mile radius) - No nearby sites are on the list.
- b) CERCLIS/Wastelan List (0.5 mile radius) - No nearby sites are on the list.
- c) RCRA/RCRIS CORRACTS and non CORRACTS Lists (1.0 mile radius) - No nearby sites are on the list.
- d) State Priority List (Inactive Hazardous Waste List) (1.0 mile radius) - No nearby sites are on the list.

- e) NC-DWQ LUST/Incident List, UST Database, LUST Trust list (0.5 mile radius) - A total of eight sites were listed within the search radius. These are listed in the procured data base report and are plotted on the attached map therein. None of these is the site nor an adjacent site.
- f) Solid Waste/Landfill Facilities (0.5 mile radius) - No landfills were documented in the search radius.

In summary, the site was not found on any list and whereas several sites were present within the 1/4 to 1/2 mile radius, on the basis of currently available information, none of these is believed to represent a significant threat to the subject site.

7.0 DISCUSSION AND CONCLUSION:

7.1 PRIOR USAGE CONCERNS:

7.1.1 Former Fertilizer Plant:

It is known that a fertilizer plant operated at the site from at least 1903 until 1980. Although, purportedly, the site more recently operated as a bulk mixing and bagging facility, vintage operations and practices cannot be ascertained based on available information. At least 40 facilities in the southeast United States that involved super phosphate fertilizer manufacturing are documented Superfund incidents

As previously provided in the July 2002 CES report, it is generally known that in the early 1900s, during the manufacture of super phosphate fertilizer, sulfuric acid was commonly processed utilizing the "chamber method". Simply put, sulfuric acid was produced on site through the heating of iron sulfides (such as pyrite "foolsgold" or arsenopyrite), and, when the derived sulfur dioxide was mixed with air, steam and nitric oxides (produced by an ammoniation step), highly concentrated sulfuric acid was produced. The process was conducted within lead-lined chambers. The sulfuric acid was then added to finely ground, low grade phosphate rich rock (which was mined locally), and the phosphate was stripped, resulting with the byproduct material that is the basic ingredient of the super phosphate fertilizer. During the processing of the various ore materials and manufacturing procedures, byproduct metals would be concentrated in the waste stream, including iron and copper compounds, arsenic, nickel and other metals such as cobalt and selenium, as well as lead which was leached from the chamber walls. If a plant utilized raw sulfur (rather than burning pyrite), some of these metals would not be present, or would be at lower concentrations, but the general manufacturing procedures were similar.

In the late 1920s, the “contact process” became more common which utilized many of the same features, similar towers, and lead-lined structures as the “chamber method”. The contact process used platinum or vanadium catalysts in the reaction process; pure sulfur ore, lead-lined scrubbing towers and filter boxes were necessary. Byproduct metals likely to be found at a contact plant would include lead, platinum, vanadium and magnesium sulfate, and matrix materials used in the process, as well as asbestos.

It cannot be determined with certainty, at any time during its operation, whether the site manufactured fertilizer in any of these manners. The 1915 and 1948 Sanborn maps depict buildings which apparently stored some of these raw materials: 1915 - “Nitrate of Soda” (an oxidizer) and a large “Acid Phosphate Warehouse”; 1948 - an ammonia tank (used in fertilizer processing), and again, the “Acid Phosphate Warehouse”. These Sanborn maps do not depict the associated “towers”, other features and structures, nor label or identify spent raw ore piles that would have been generally present for the aforementioned manufacturing processes; however, as the maps depict buildings only, they may reflect an incomplete picture.

Presuming that the site was not a fertilizer plant which “manufactured” from raw ores, (based upon a report of a 1960s-era employee) the site’s prior operation as a fertilizer plant nonetheless identifies the existence of multiple potential source materials. These include commonplace fertilizer ingredients such as nitrogen, potassium, phosphate, as well as other associated materials or enhancers. These may have affected or altered subsurface soils / groundwater to render them “impacted” per current, applicable regulatory standards.

The use and storage practices of herbicides, pesticides, and/or other chemicals in association with the prior fertilizer operation is unknown. The subsequent Pearsall’s Garden Center and Nursery certainly would have handled such chemicals, though only operational for three years. It is also known that dynamite was stored in brick bunkers variously located on the west side of the lot and used on-site to dislodge solidified materials. Finally, the known storage of refuse materials and debris is a concern to be addressed in the most likely areas where further site inspection suggests that contaminants might have impacted soils or groundwater.

7.1.2 Prior diesel UST:

A small diesel UST, positioned adjacent to the former boiler building, was removed from the property in the mid 1980s. The length of operation and operation conditions are unknown; thus, there is a potential petroleum impact to subsurface soil and or groundwater.

7.1.3 Localized “oily stains”:

During site reconnaissance, localized small oil stained soils and stressed vegetation was observed, particularly in the areas of motor repair and storage of related equipment. Whereas this is not unexpected for such usage, the spills may have resulted in a potential petroleum impact to subsurface soil and or groundwater. The probability of this should be further evaluated.

7.2 CONCLUSION:

Given the three recognized environmental conditions cited above, additional inquiry appears warranted. Minimally, the stated RECs should be individually addressed through additional reconnaissance and observation, and, specifically, the investigation of subsurface conditions by drilling and sampling in suspected source areas for the most likely suspect contaminants.

There are no documented nearby sites listed on any of the checked data bases or incident lists that could reasonably be conceived to affect the site. This conclusion is principally based upon the distance to the nearest sites with documented or potential contamination.

It is noted that whereas both municipal water and sanitary sewer lines service the site; given the above factors, it is recommended that prior to any planned utilization of subsurface aquifer(s) for water supply purposes, water quality parameters should be pre-examined.

8.0 LIMITATIONS:

This environmental investigation is based on a review of available data and visual site reconnaissance. Subsurface environmental conditions were not addressed in detail. It is possible that this investigation may have failed to reveal the presence of hydrocarbons or hazardous waste contamination in excess of regulatory action levels on site, other than those areas indicated in this report, where such contamination may exist. Although Clark Environmental Services, P.C. (CES) has used appropriate and mutually agreed upon procedures and technologies for this investigation, CES cannot guarantee that such contamination does not exist. A complete chain of title history was not provided for the purposes of this investigation but this is not believed to have affected the results or conclusions of the study. CES and its employees, agents or subcontractors are not responsible for any false or misleading information obtained from the sources or individuals interviewed in connection with this investigation and are not responsible for any concealed conditions on the study site.

FIGURES

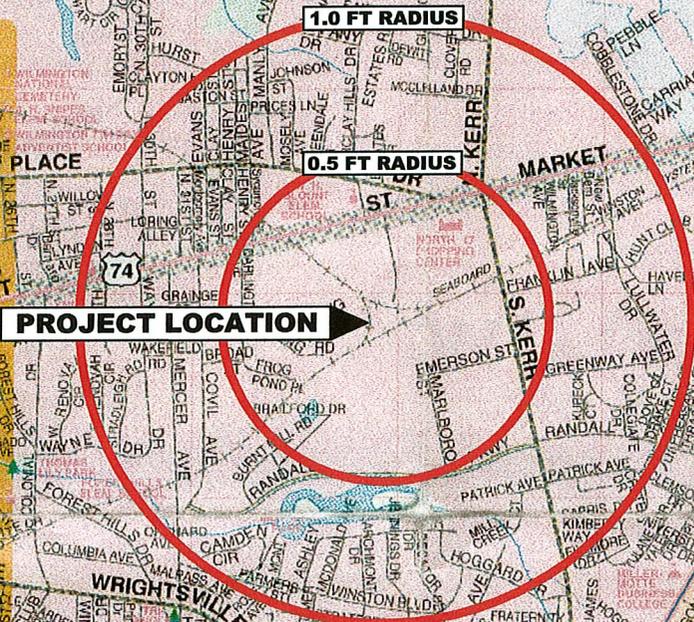
WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106

WILMINGTON



SCALE: 1" = 0.62mi



For Greater Detail
See MAP #4

VICINITY MAP
FIGURE 1

WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



APPROXIMATE
GRAPHIC SCALE

LEGEND

- A = WETSIG YACHTS
- B = TRACTOR BUILDING
- C = RIGGING BUILDING
- D = BOILER BUILDING
- E = POWER BUILDING
- F = MARINE MECHANIX

SITE MAP
UTILIZING RECENT (1998)
AERIAL PHOTOGRAPH AND
TAX MAP DELINEATIONS

FIGURE 2



CLARK ENVIRONMENTAL SERVICES, P.C.

WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



PROJECT LOCATION →

WILMINGTON QUADRANGLE
NORTH CAROLINA-NEW HANOVER CO.
7.5 MINUTE SERIES (TOPOGRAPHIC)

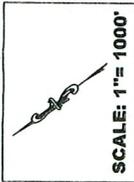
TOPOGRAPHIC
MAP
FIGURE 3



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106

SCALE: 1" = 1000'



KEY TO MAP

- 500 Year Flood Boundary
- 100 Year Flood Boundary
- Zone Designation
- 100 Year Flood Boundary
- 500 Year Flood Boundary
- Base Flood Elevation Line
- Site Location in Feet
- Water Elevation Within Zone
- Elevation Reference Mark
- Zone D Boundary
- River Mile
- RM15
- RM7A
- RM15

***EXPLANATION OF ZONE DESIGNATIONS**

ZONE

A Area of 100-year flood; base flood elevation and depth are determined by the 100-year flood and 100-year storm surge depth at the location of (1) and there (2) feet surge depth are determined.

AM Areas of minimum flooding, but no flood hazard factors are determined.

A1A30 Areas of 100-year flood; base flood elevations and depths are determined by the 100-year flood and 100-year storm surge depth at the location of (1) and there (2) feet surge depth are determined.

A99 Areas of 100-year flood to be protected by flood control structures; base flood elevations and depths are determined by the 100-year flood and 100-year storm surge depth at the location of (1) and there (2) feet surge depth are determined.

B Areas of 100-year flood and 500-year flood; base flood elevations and depths are determined by the 100-year flood and 100-year storm surge depth at the location of (1) and there (2) feet surge depth are determined.

C Areas of minimal flooding, (No shading)

D Areas of undetermined, but possible, flood hazard factors; base flood elevations and depths are determined by the 100-year flood and 100-year storm surge depth at the location of (1) and there (2) feet surge depth are determined.

V100B Areas of 100-year coastal flood with velocity factor action; base flood elevations and flood hazard factors are determined.

NOTES TO USER

This map is for use in administering the National Flood Insurance Program, particularly from flood damage prevention activities. It is not to be used for any other purpose. Certain areas not in the Special Flood Hazard Areas may be protected by flood control structures.

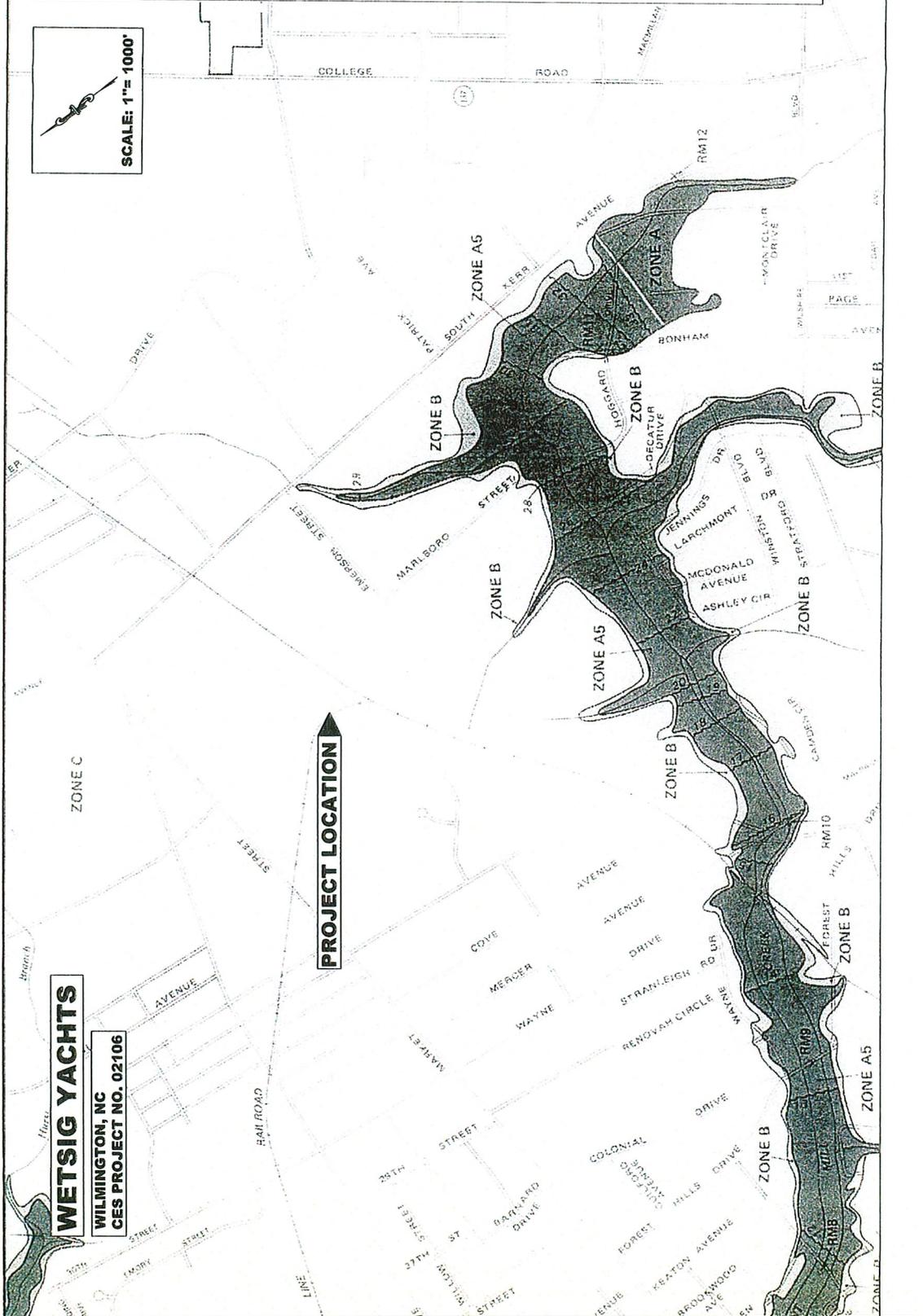
The National Flood Insurance Program is a federal program that provides flood insurance to property owners. The program is administered by the Federal Emergency Management Agency (FEMA). The program is subject to change without notice. The program is subject to change without notice. The program is subject to change without notice.

INITIAL IDENTIFICATION:
MARCH 1, 1974
1000 HAZARD BOUNDARY MAP REVISIONS:

FLOOD INSURANCE RATE MAP EFFECTIVE:
APRIL 17, 1978

FLOOD INSURANCE RATE MAP REVISIONS:
To change Special Flood Hazard Areas, base flood elevations and depths, minimum flood hazard factors, and streets and structures, contact your insurance agent, or call the National Flood Insurance Program, at (800) 354-6252.

PROJECT LOCATION



FLOOD HAZARD MAP
FIGURE 4

WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=1320'

PROJECT LOCATION 

SOILS MAP
FIGURE 5

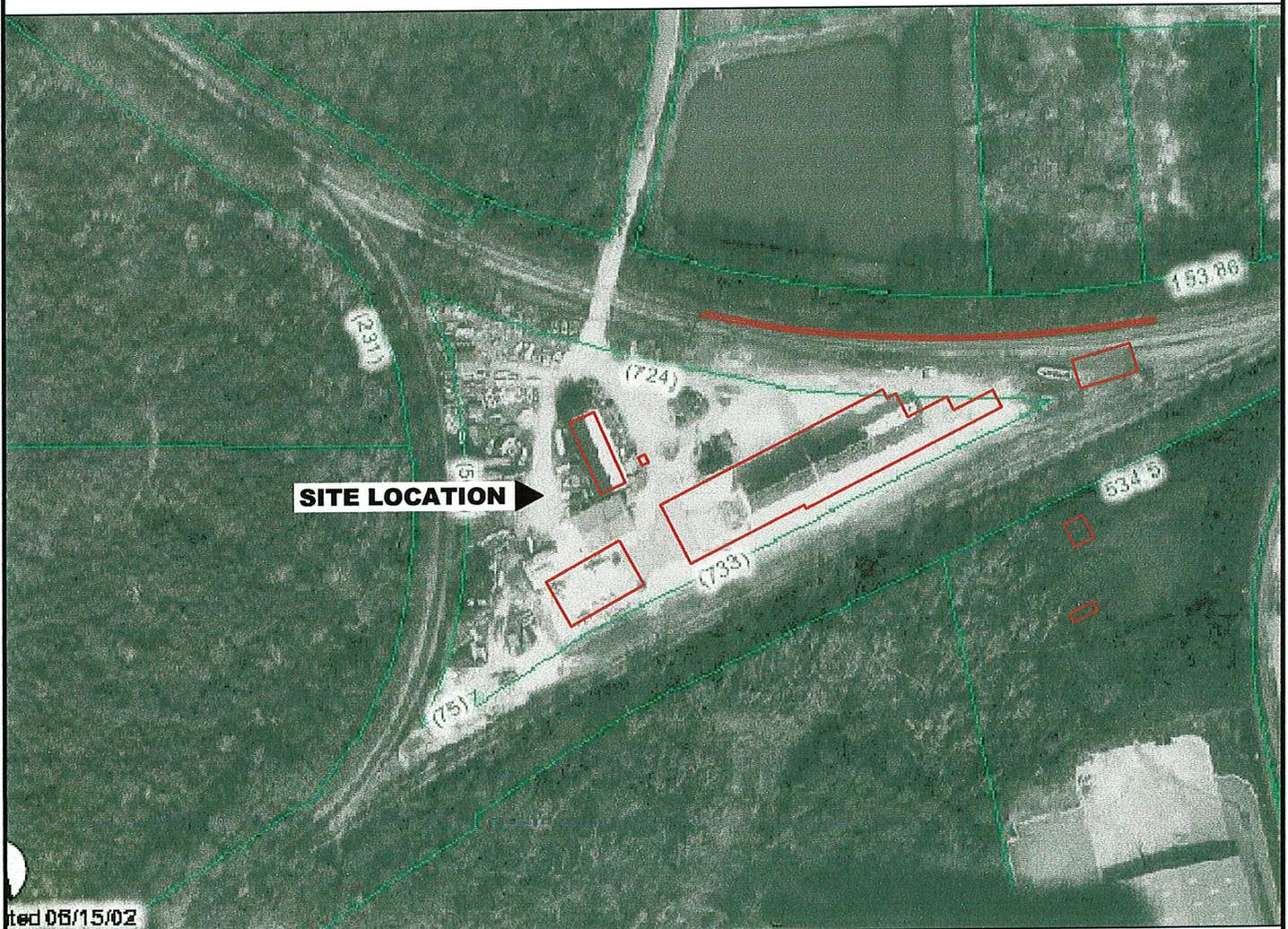


WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=200'



RECENT (1998) AERIAL
PHOTOGRAPH WITH SUPERIMPOSED
PRIOR BUILDING LOCATIONS AS
TAKEN FROM 1915 SANBORN MAP

FIGURE 6



APPENDICES



APPENDIX I
HISTORICAL AERIAL PHOTOGRAPHS

WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106

SITE LOCATION

SCALE: 1"=1320'

1949



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=1320'

1956

SITE LOCATION 



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=1320'

1966

SITE LOCATION →



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=200'

1974

SITE LOCATION 



NOTE:
IMAGE INCLUDES PRIOR
BUILDING LOCATIONS AS
TAKEN FROM 1915 SANBORN
MAP.



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=400'

1986



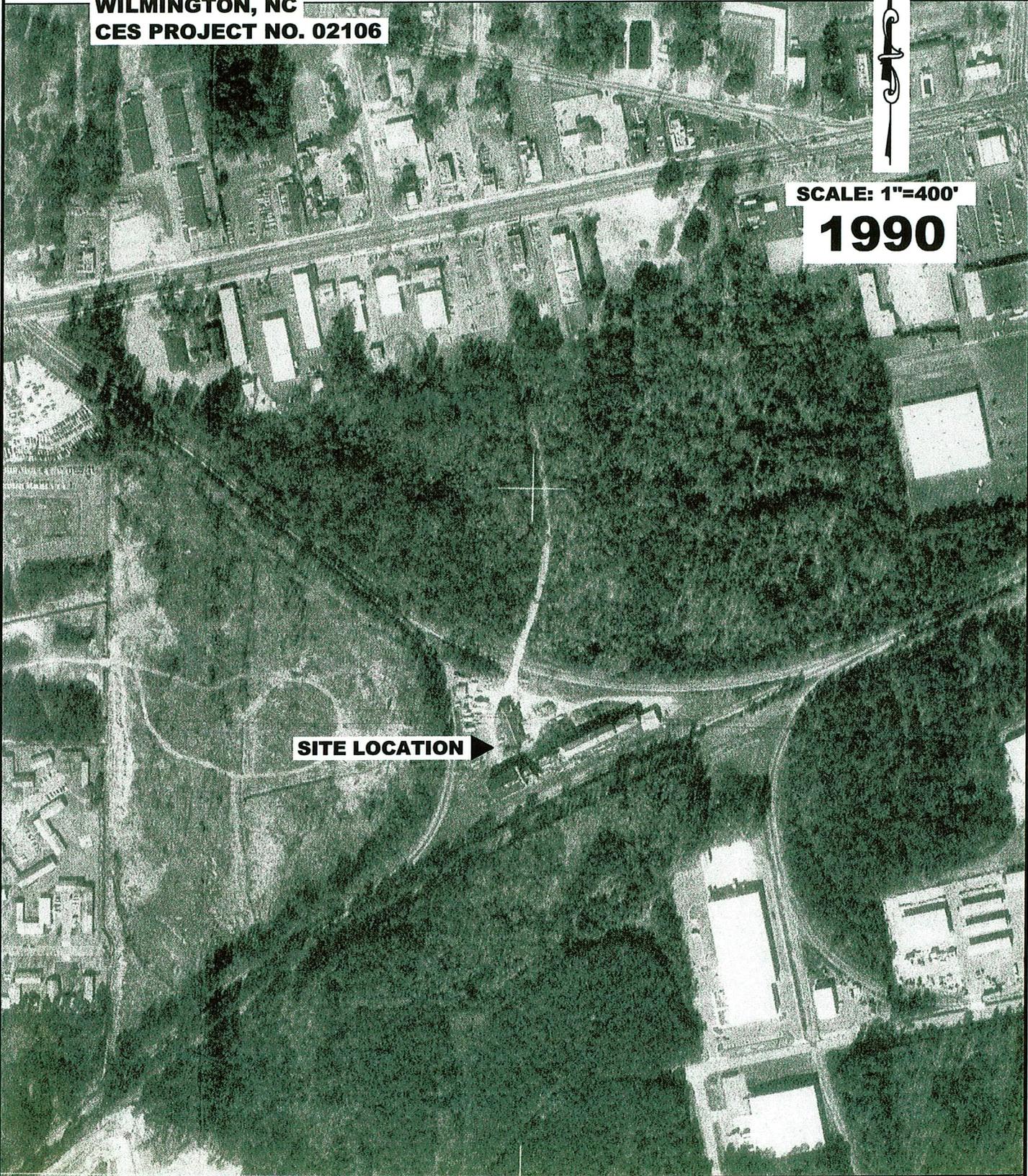
WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=400'

1990



SITE LOCATION →



WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=200'

1994

SITE LOCATION 

NOTE:
IMAGE INCLUDES PRIOR
BUILDING LOCATIONS AS
TAKEN FROM 1915 SANBORN
MAP.



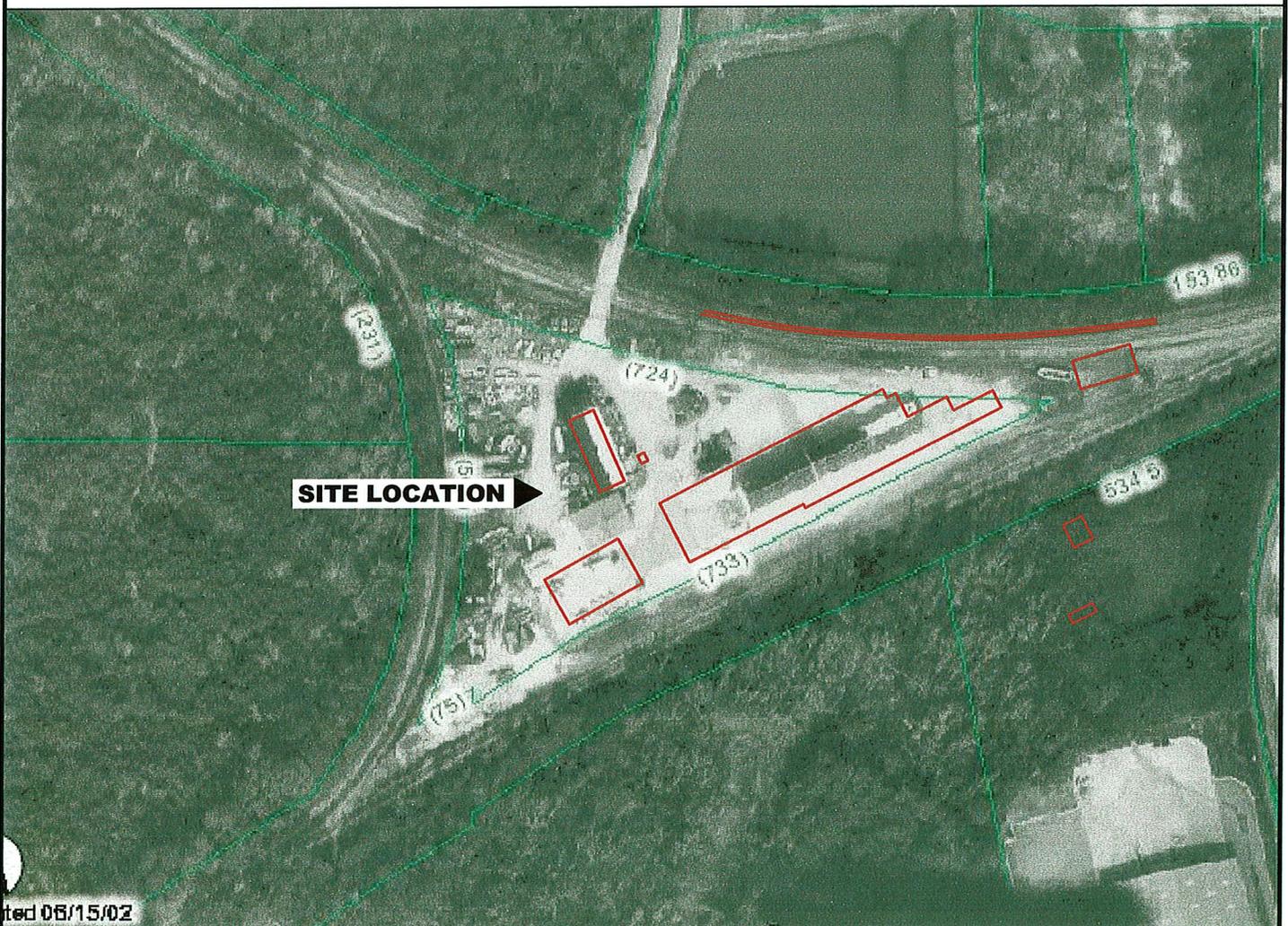
WETSIG YACHTS

WILMINGTON, NC
CES PROJECT NO. 02106



SCALE: 1"=200'

1998



NOTE:
IMAGE INCLUDES PRIOR
BUILDING LOCATIONS AS
TAKEN FROM 1915 SANBORN
MAP.



APPENDIX II
SANBORN MAPS





"Linking Technology with Tradition"

Sanborn® Map Report

Ship to: Ms. JoAnne Shadroui
Clark Environmental Servs. Inc
5000 Blue Clay Road
Castle Hayne, NC 28429

Order Date: 8/12/2002 **Completion Date:** 08/16/2002

Inquiry #: 829519.2s

P.O. #: 02106081202008

Site Name: Wetsig Yachts/Pearsalls Fertilizer

Address: 4022 Market Street

City/State: Wilmington, NC 28403

1012906HOW 910-602-3900

Cross Streets:

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

- 1915 - 1 - map
- 1951 - 1 - map
- 1953 - 1 - map
- 1955 - 1 - map
- 1964 - 1 - map

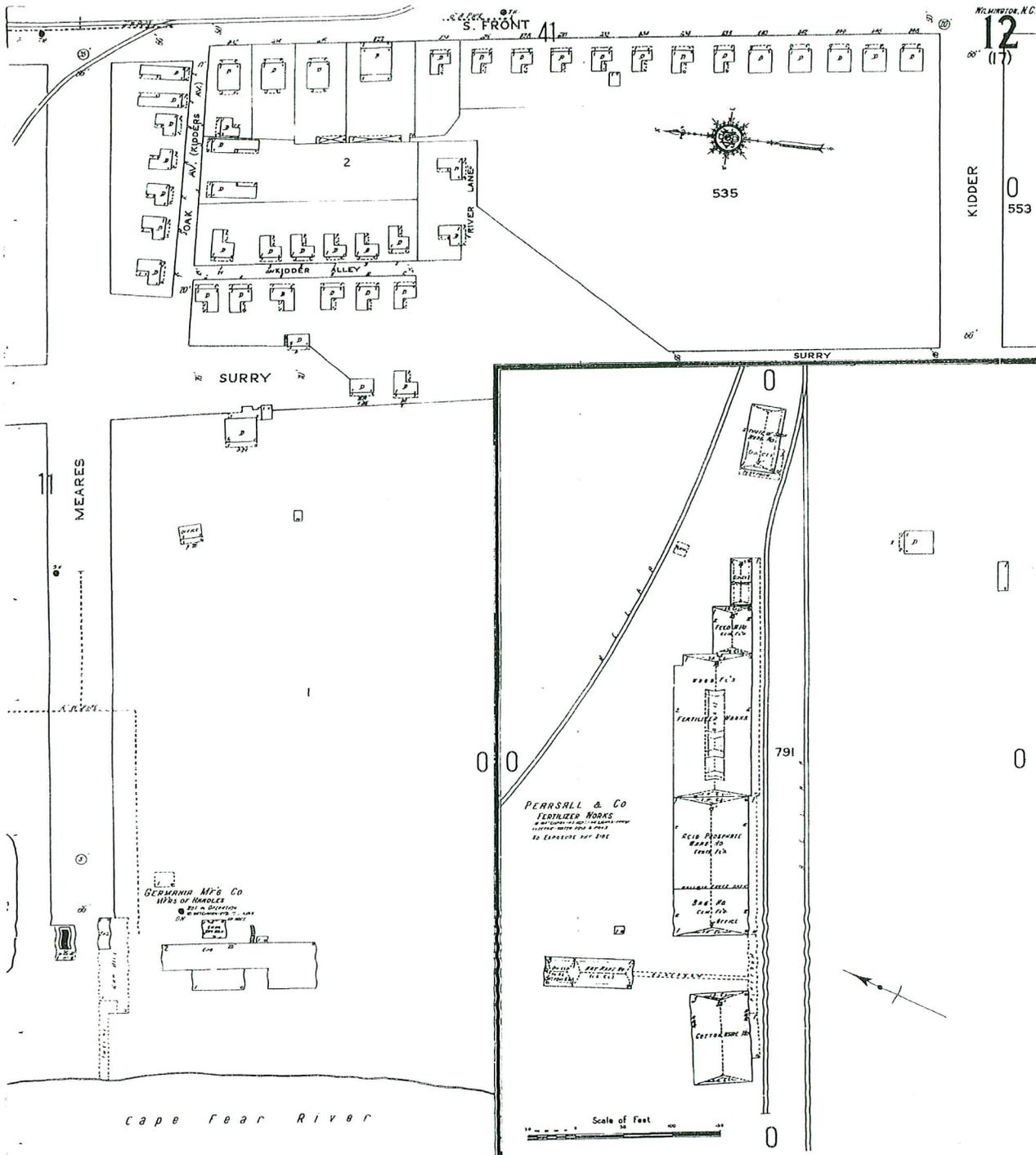
Total Maps: 5

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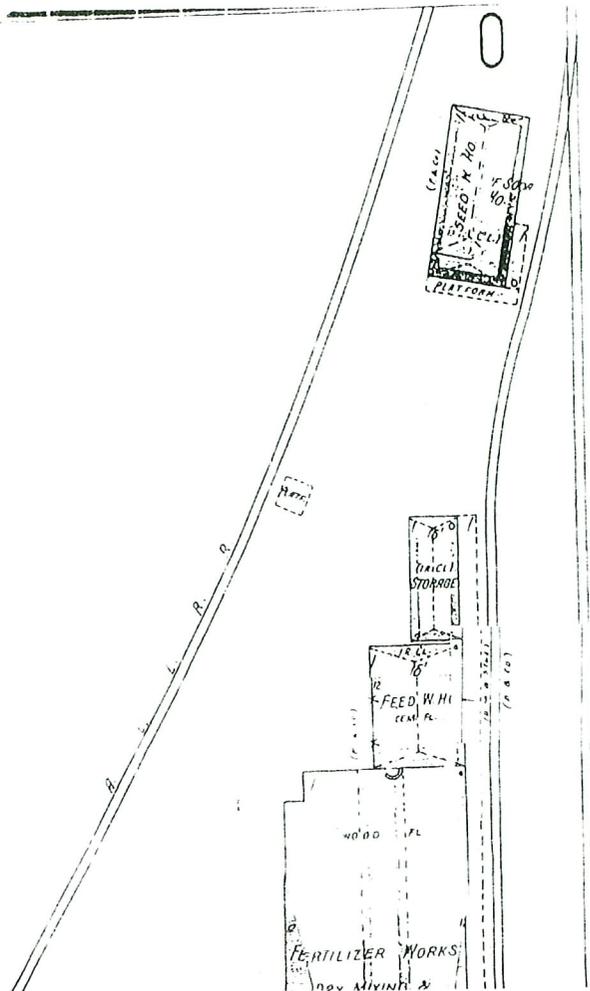
The Sanborn Library, LLC

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EOR Research Associate

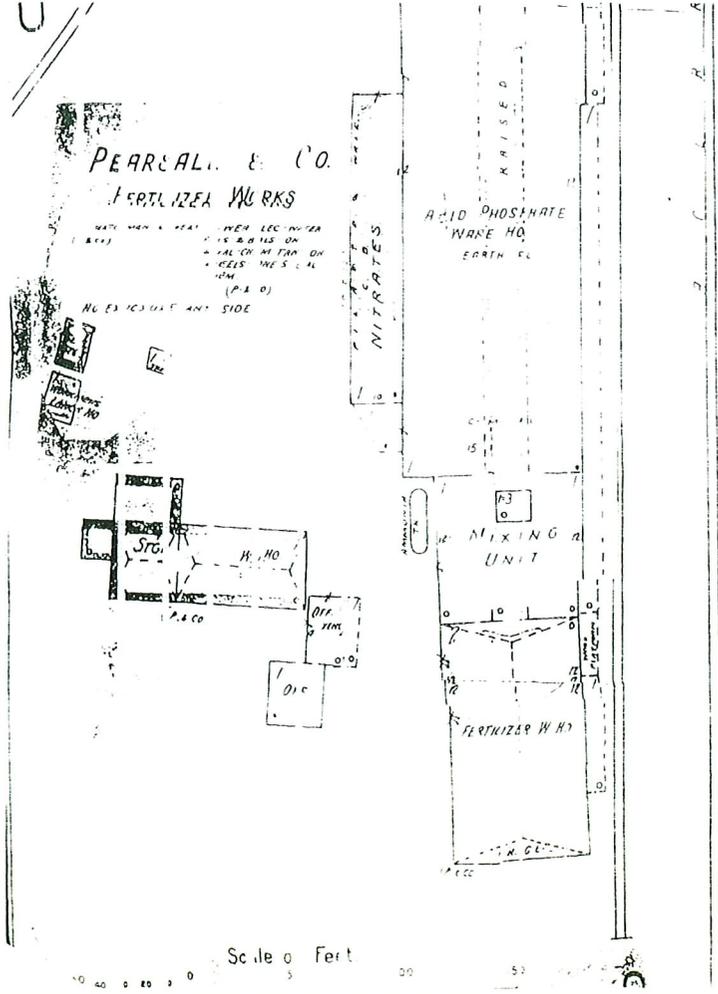
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1915



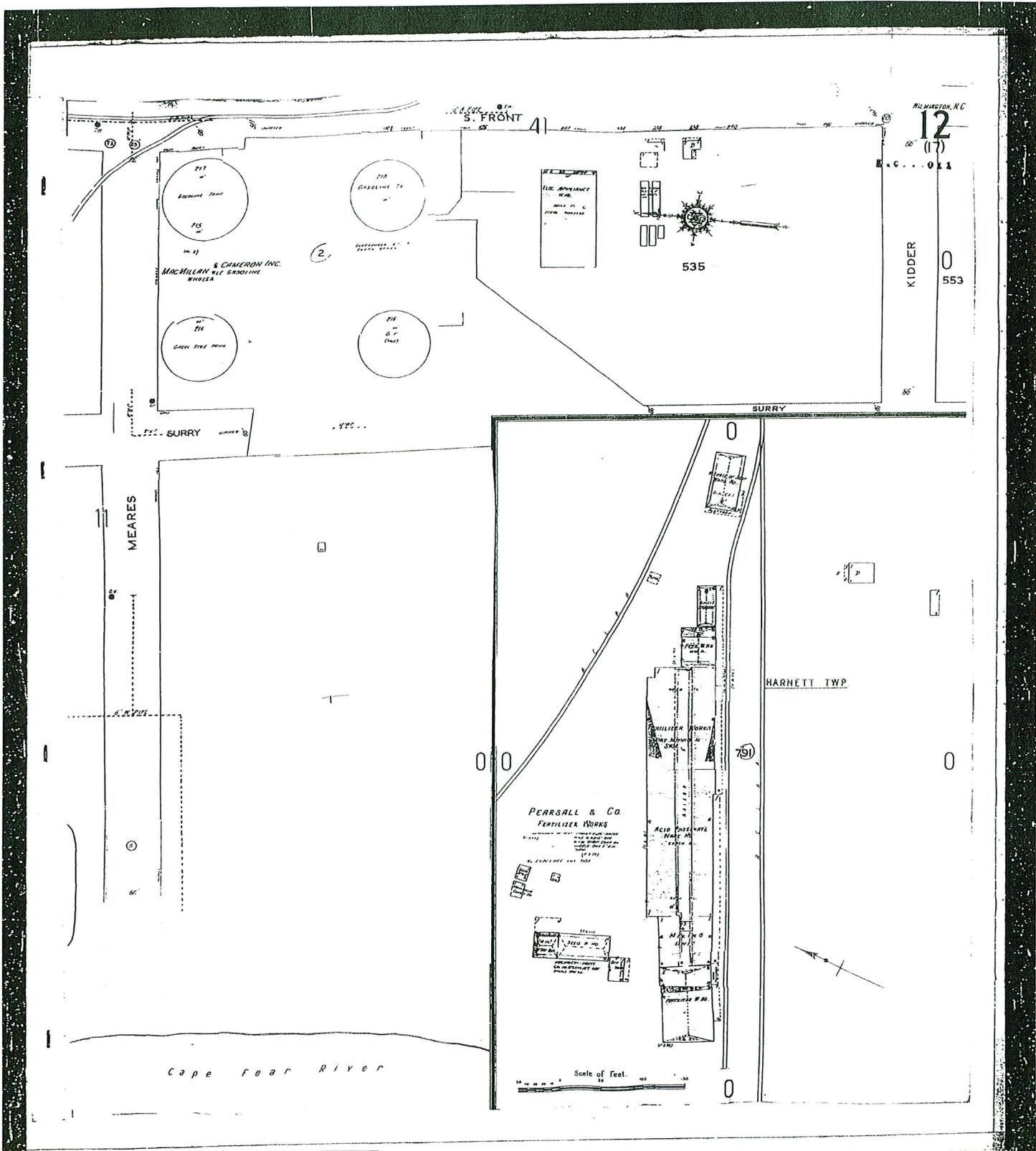
HARNETT TWP.

NOTE:
THIS IMAGE WAS COPIED
AT THE NEW HANOVER
COUNTY LIBRARY.



CIRCA
1948

Scale 0 Feet



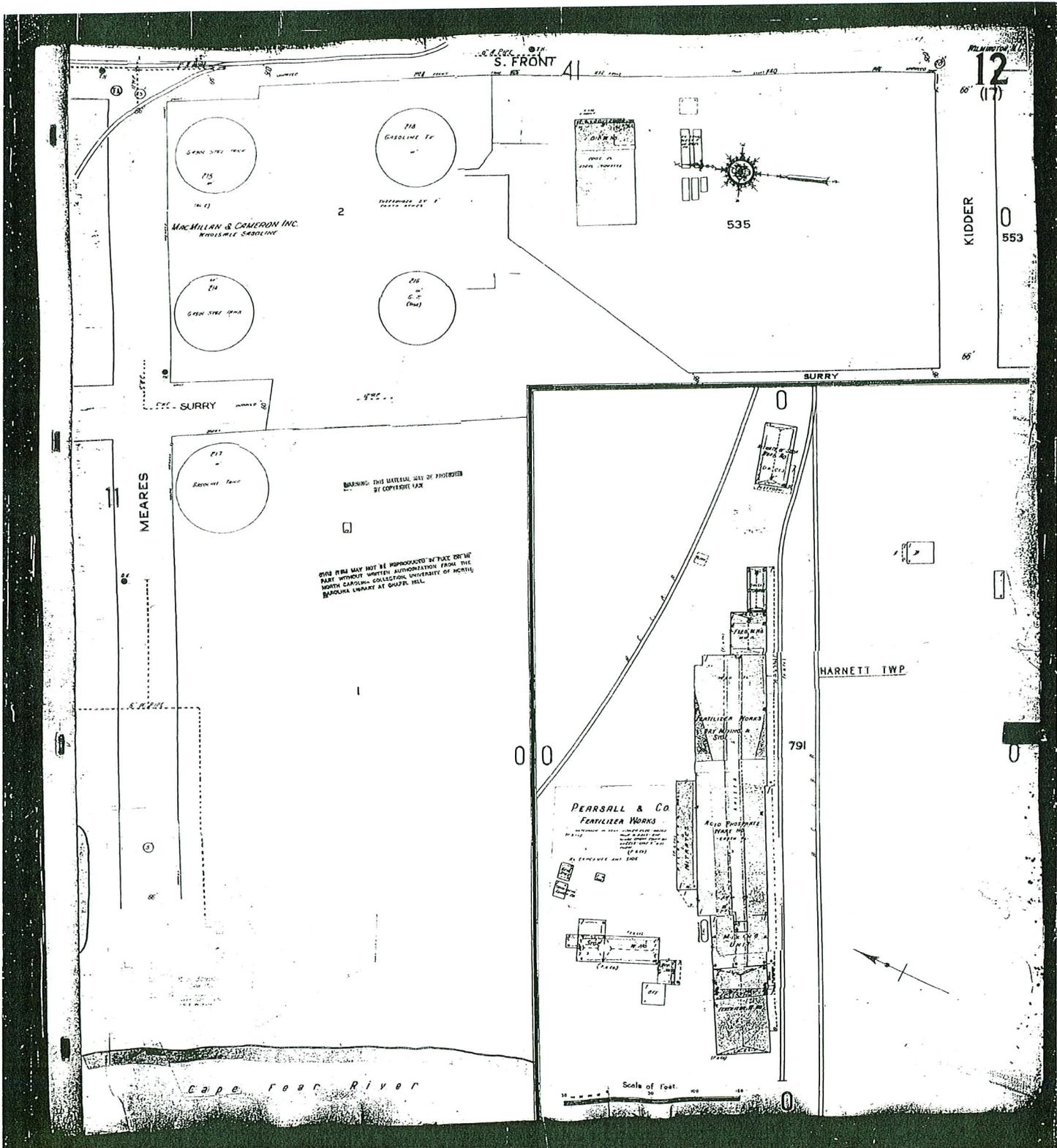
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1951



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EDR Research Associate

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1953

FOR TOWN OF
 WILMINGTON, N.C. VOL. 2
255
 (1-12)
 JULY 1955

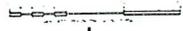
NORTH EAST Cape Fear River

CAPE FEAR TWP.

INTERNATIONAL MINERAL & CHEMICAL CORP.
 NPK'S FERTILIZER
 DRY MIXING ONLY
 FERTILIZER WORKS
 789

FERNSIDE HARNETT TWP.

PEARSON & CO
 FERTILIZER WORKS
 791



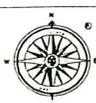
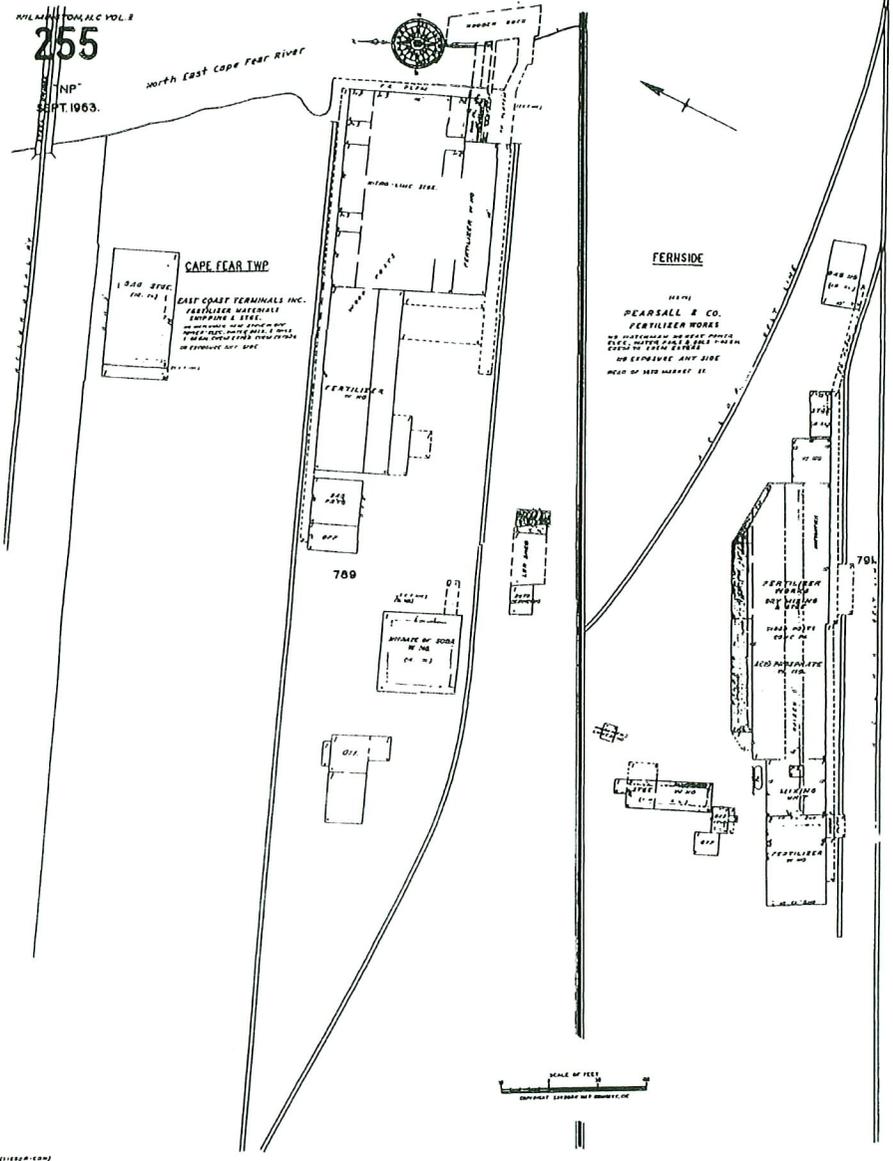
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1955

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 EDR Research Associate

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 written permission from The Sanborn Library, LLC

MILWAUKEE, WIS. VOL. 2
255
S. 1/4
SEPT. 1963.



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1964

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APPENDIX III
RECORDS OF COMMUNICATION

RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington
Recorded by: JS of CES Time: Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at (X) Other: Varied Sources
Person Contacted: Title/Position:
Location: Phone:()
Subject(s) Discussed: Government Data Bases + Local Agency Contacts

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.)

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other

Document Title: Government List Review/Regulatory Agencies

Summary:

1.) Procured a full Government List Review from service EDR - which meets + exceeds the ASTM 1527-00 Standards for Real Estate Phase I's ESAs. Reviewed the provided report + correlated information with observed site conditions + nearby properties. No immediate concerns (Nearest is Georgia Pacific/had minor remaining petroleum contam).
2.) Inquired to NC DENR-Groundwater Mr Rick Shiver as he's been with NC DENR + 30 years. He does not recall any issues + was not even aware that it had been a fertilizer plant. Recommended that site be checked pesticides + fertilizers.

() Follow-up Required () No Follow-up Required

When: Where:

Action(s) to be Taken:

ROC/IR#: 1 of 7



RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington
Recorded by: JS of CES Time: Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at (X) Other: Varied Sources
Person Contacted: Title/Position:
Location: Phone: ()
Subject(s) Discussed: Government Data Bases + Local Agency Contacts

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.)

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other

Document Title: Government List Renew / Regulatory Agencies

Summary: (continued)

3) Inquired to NC DENR - Water Quality Mr Charlie Stehman as he's been with NC DENR + 10 yrs + in area (University + Law Engineering) since early 1980s. Out, left message.

4) Inquired at NHC Co Emergency Mgmt - lists only goes back to 1993 341-4300, left message

5) Inquired of City of Wilmington Fire Marshall 341-7420 left message, also Fire Chief Blackley 341-7846

() Follow-up Required () No Follow-up Required

When: Where:

Action(s) to be Taken:

ROC/IR#: 2 of 7



RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington NC
Recorded by: JS of CES Time: Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at (X) Other: Varied Sources
Person Contacted: Title/Position:
Location: Phone:()
Subject(s) Discussed: Varied Sources for Background Information

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.)

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other
Document Title: Interviews / Library / EDR Background Checks

Summary:

1.) Interviews with Mr Paul Wetsig - current property owner
May 2, 2002 + August 15, 2002. In both cases Mr Wetsig
walked around site + described his knowledge of
past site uses + uses since his coming to the
property in 1983.

2.) Interview with Billy Smith - prior property owner
by telephone May 15, 2002. He worked at plant from
1960's to 1980's + currently operates the Pearsall Garden
Center on Market St. I telephoned him back once to
confirm issues per 4th St + age of Market St site
which he indicates is at least 1920's/ downtown was
office site

() Follow-up Required () No Follow-up Required
He is certain that Pearsall's Incorporated in 1903;

When: Where:
Action(s) to be Taken:

ROC/IR#: 3 of 7

RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington
Recorded by: JS of CES Time: Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at (X) Other: Varied Sources
Person Contacted: Title/Position:
Location: Phone: ()
Subject(s) Discussed: Varied Sources for Background Information

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.)

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other
Document Title: Interviews/Library/EDR Background Checks

Summary: (continued)

3. Checked all City Directories at the NewHanover Co Library for years 1914 - 2001. Market St site was outside the city limits until mid 1950's-1960's + site is initially cited as on Hwy 17 (Market St) see text of rpt for discussion

4. Checked for Sanborn map coverage at NewHanover County Library + only located 1915 (microfiche) + "1948". Procured better coverage thru EDR - Sanborn map source; had 1915, 1951, 1953, 1955 + 1964.

() Follow-up Required () No Follow-up Required
When: Where:
Action(s) to be Taken:

RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington NC
Recorded by: JS of CES Time: _____ Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at _____ (X) Other: Varied Sources

Person Contacted: _____ Title/Position: _____

Location: _____ Phone: () _____

Subject(s) Discussed: Varied Sources for Background Information

() Inquires made concerning Environmental Incidents. Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other

Document Title: Interviews/Library/EDR Background Checks

Summary: (continued)

5.) Historical Aerial Photographs - Procured all old aerials from Soil Conservation Service, New Hanover Co Engineering + County TAX Dept/GIS System. These include 1949, 1956, 1966, 1974, 1986, 1990, 1994 + 1998. All are discussed in text of report

6) Review of EPA File Information About Superphosphate manufacturing Processes from early 1900's. Info is generic, text book references of processing + procedures - used to determine possible contaminants.

() Follow-up Required () No Follow-up Required

When: _____ Where: _____

Action(s) to be Taken: _____

ROC/IR#: 5 of 7



RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington
Recorded by: JS of CES Time: Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at Other:
Person Contacted: Title/Position:
Location: Phone: ()
Subject(s) Discussed: Site Reconnaissance

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other

Document Title: Site Reconnaissance

Summary:

1. May 2, 2002 Paul Clark + JoAnne Shadrovi of CES met with Mr Paul Wetsig at site for about 2 hours. We discussed current + prior site history. We walked the entire property + did not see any "ore type" materials; however, we did note altered site relief per main bldg which overlies prior bldg foot print, localized small debris piles, + a few small "oily stains". Also Marine Mechanix area has oil water separator that discharges off to rail road track + misc small motors + equip. "Sand" along front side / area appears "different" much clearer + possibly some other mineral (calcite/gypsum/?)

() Follow-up Required () No Follow-up Required

When: Where:

Action(s) to be Taken:

ROC/IR#: 6 of 7



RECORD OF COMMUNICATION / INFORMATION REVIEW

CES Project ID#: 02106

Project Name: Wetsig Yachts Location: Wilmington NC
Recorded by: _____ of _____ Time: _____ Date: 08/21/02

COMMUNICATION:

() Telephone () Fax () E-mail () Discussion during Site Inspection
() Visitation/Meeting at _____ (X) Other: _____
Person Contacted: _____ Title/Position: _____
Location: _____ Phone: () _____
Subject(s) Discussed: Site Reconnaissance

() Inquires made concerning Environmental Incidents, Accidents, Spills, Fires, Explosions, UST's/AST's, Drums, Contaminations, Releases, Leakages, Wastes, Dumpings, Landfills, Burials, Floodings, Hazardous Materials, Asbestos Containing Materials, Lead Based Paints, Radon, etc.

INFORMATION REVIEW:

() File () Report () List () Survey () Permit (X) Other

Document Title: Site Reconnaissance

Summary:

2. August 15, 2002 JoAnne Shadroui + Mike Tate of CES met with Mr Paul Wetsig at site for about 2 hours We entered each bldg + I filled out a brief description of each building - its construction + very generally history, usage, contents etc. Mike + I then walked around each bldg looking for old "ore", old "footprints", old floors etc. Did find old wall at west side, did see old flooring of plant under Wetsig new bldg, did see old "oil floor" at old Nitrate of Soda Bldg, did see old rubble piles, old overgrown metal piles, + noted the peculiar old sand in front Wetsig bldg.

() Follow-up Required () No Follow-up Required
When: _____ Where: _____
Action(s) to be Taken: _____

ROC/IR#: 7 of 7



APPENDIX IV
GOVERNMENT LIST REVIEW





The EDR Radius Map with GeoCheck[®]

Wetsig Yachts/Pearsalls Fertilizer
4022 Market Street
Wilmington, NC 28403

Inquiry Number: 829519.1s

August 12, 2002

The Source For Environmental Risk Management Data

3530 Post Road
Southport, Connecticut 06890

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com

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Detail Map	3
Map Findings Summary	4
Map Findings	5
Orphan Summary	22
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 <u>GEOCHECK ADDENDUM</u>	
Physical Setting Source Addendum	A-1
Physical Setting Source Summary	A-2
Physical Setting Source Map	A-7
Physical Setting Source Map Findings	A-8
Physical Setting Source Records Searched	A-12

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

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc. (EDR). The report meets the government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-00. Search distances are per ASTM standard or custom distances requested by the user.

TARGET PROPERTY INFORMATION

ADDRESS

4022 MARKET STREET
WILMINGTON, NC 28403

COORDINATES

Latitude (North): 34.237600 - 34° 14' 15.4"
Longitude (West): 77.894600 - 77° 53' 40.6"
Universal Transverse Mercator: Zone 18
UTM X (Meters): 233388.5
UTM Y (Meters): 3792097.0

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property: 2434077-B8 WILMINGTON, NC
Source: USGS 7.5 min quad index

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 either on the target property or within the ASTM E 1527-00 search radius around the target property for the following databases:

FEDERAL ASTM STANDARD

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP..... CERCLIS No Further Remedial Action Planned
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

SHWS..... Inactive Hazardous Sites Inventory
SWF/LF..... List of Solid Waste Facilities
AST..... AST Database
OLI..... Old Landfill Inventory

EXECUTIVE SUMMARY

FEDERAL ASTM SUPPLEMENTAL

CONSENT.....	Superfund (CERCLA) Consent Decrees
ROD.....	Records Of Decision
Delisted NPL.....	National Priority List 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.....	Federal Superfund Liens
PADS.....	PCB Activity Database System
RAATS.....	RCRA Administrative Action Tracking System
TRIS.....	Toxic Chemical Release Inventory System
TSCA.....	Toxic Substances Control Act
SSTS.....	Section 7 Tracking Systems
FFTS.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

STATE OR LOCAL ASTM SUPPLEMENTAL

NC HSDS.....	Hazardous Substance Disposal Site
IMD.....	Incident Management Database

EDR PROPRIETARY HISTORICAL DATABASES

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

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified.

Elevations have been determined from the USGS 1 degree Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. EDR's definition of a site with an elevation equal to the target property includes a tolerance of +/- 10 feet. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property (by more than 10 feet). 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 Incidents Management Database contains an inventory of reported leaking underground storage tank incidents. The data come from the Department of Environment, Health & Natural Resources' Incidents by Address.

A review of the LUST list, as provided by EDR, and dated 06/07/2002 has revealed that there are 7 LUST sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
<i>GEORGIA PACIFIC CORP.</i>	<i>319 MARLBORO ST.</i>	<i>1/8 - 1/4 SSE</i>	<i>2</i>	<i>6</i>

EXECUTIVE SUMMARY

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
AMOCO STATION-GAS CENTER #35	MARKET ST. / GARCLAY	1/4 - 1/2N	3	12
CROWN CENTRAL PETROLEUM-NC/728	249 SOUTH KERR AVENUE	1/4 - 1/2ESE	A5	13
GASWORLD #1	4412 MARKET ST.	1/4 - 1/2NNE	6	15
TONY'S FOREIGN CAR SERV.	3702 MARKET ST.	1/4 - 1/2WNW	7	17
WILMINGTON FIRE STATION #3	3933 PRINTERS PLACE DR.	1/4 - 1/2NNW	8	18
TOM SWAIN RESIDENCE	4703 FRANKLIN AVE.	1/4 - 1/2E	9	19

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 Environment, Health, & Natural Resources' Petroleum Underground Storage Tank Database.

A review of the UST list, as provided by EDR, and dated 05/03/2002 has revealed that there are 2 UST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
DILLARD PAPER CO	4102 EMERSON STREET	1/8 - 1/4SSE	1	5
GEORGIA PACIFIC CORP.	319 MARLBORO ST.	1/8 - 1/4SSE	2	6

STATE OR LOCAL ASTM SUPPLEMENTAL

LUST TRUST: This database contains information about claims against the State Trust Funds for reimbursements for expenses incurred while remediating Leaking USTs.

A review of the LUST TRUST list, as provided by EDR, and dated 05/10/2002 has revealed that there are 2 LUST TRUST sites within approximately 0.5 miles of the target property.

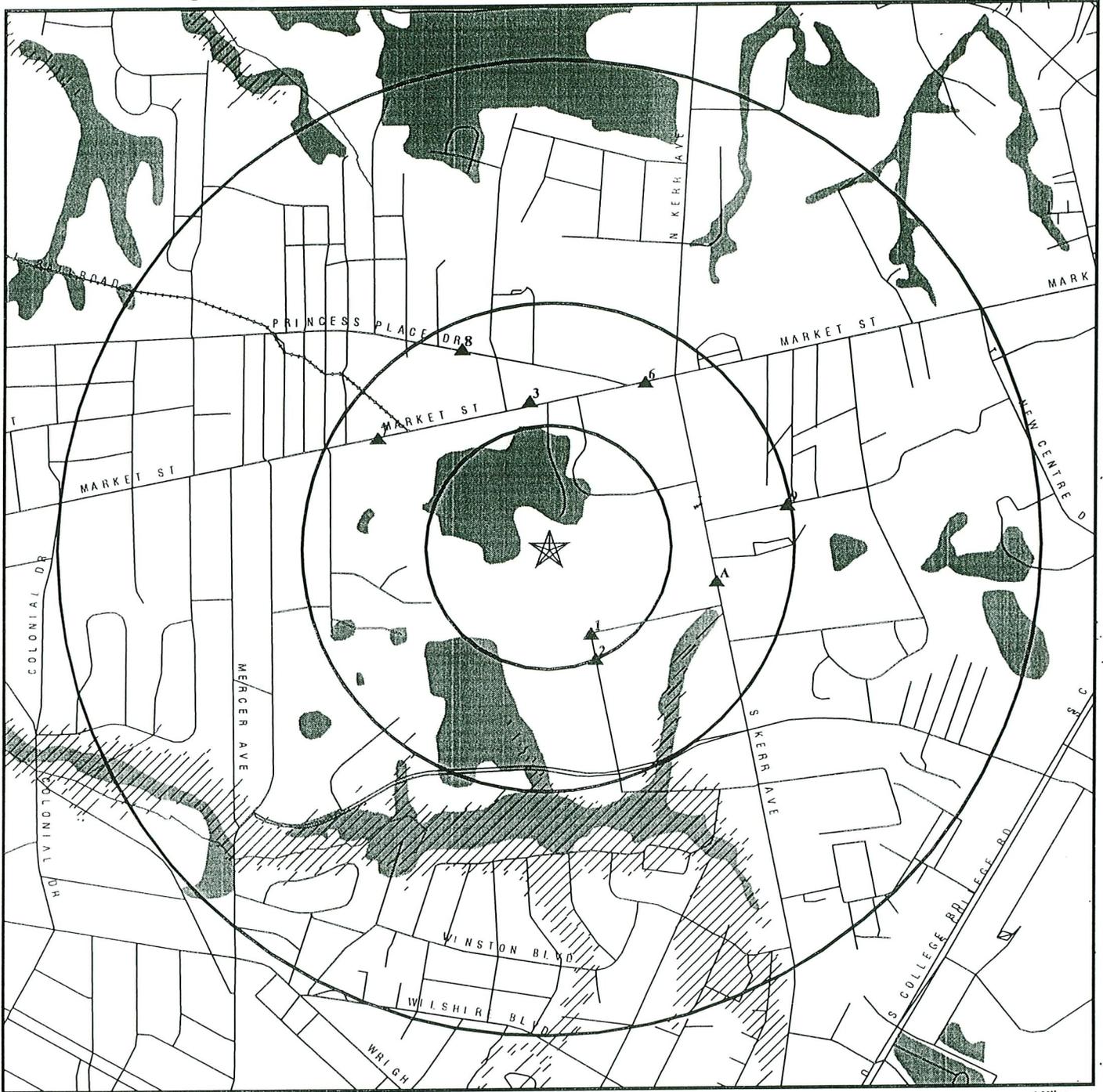
<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
GEORGIA PACIFIC CORP.	319 MARLBORO ST.	1/8 - 1/4SSE	2	6
CROWN NC - 728	249 SOUTH KERR AVENUE	1/4 - 1/2ESE	A4	13

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

<u>Site Name</u>	<u>Database(s)</u>
GENERAL ELECTRIC CO/WILMINGTON	SHWS
VC CHEMICAL-ALMONT WORKS	SHWS
CAROLINA P&L CO. SUTTON STEAM	SHWS
HERCOFINA/CAPE INDUSTRIES	SHWS
SHEPARD CHEMICAL WORKS	SHWS
NEW HANOVER COUNTY AIRPORT BURN	SHWS
SOUTHERN WOOD PIEDMONT COMPANY	SHWS
USA RESERVE XVIII AIRBORNE CORPS	CERCLIS, RCRIS-SQG, SHWS
POTTER'S SEPTIC TANK SERVICE	SHWS
WILMINGTON GUN CLUB (FORMER)	SHWS
WILMINGTON GUN CLUB	CERCLIS
NE CHEM CO	CERC-NFRAP
WILMINGTON MATERIALS	SWF/LF
CONGLETON DEMO/CYPREE LANDFILL	SWF/LF
KELMER INC	SWF/LF
GENERAL ELECTRIC-NW CHL.SOLV.	IMD, LUST
ARCADIAN FUEL OIL SPILL	IMD, LUST
CAPE INDUSTRIES-P XYLENE SPILL	IMD, LUST
KENAN TRANSPORT COMPANY	LUST TRUST
BEASLEY STALLINGS PARTNERSHIP	LUST TRUST
SOUTHERN BELL - WLMGNCHW	UST
DELBERT AUTRY	UST
HOBBS AVIATION ENTERPRISES. I	UST
SARAH PERRY	UST
WILCO #395	UST
CAROLINA PIPE CO.	UST
HIGH RISE SERVICE CO INC	RCRIS-SQG
EXXON RAS #47262	RCRIS-SQG
FLEMINGTON LF	OLI
MCRAE STREET LF	OLI
MILITARY CUTOFF LANDFILL	OLI

OVERVIEW MAP - 829519.1s - Clark Environmental Servs. Inc



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- ▨ National Priority List Sites
- ▧ Landfill Sites

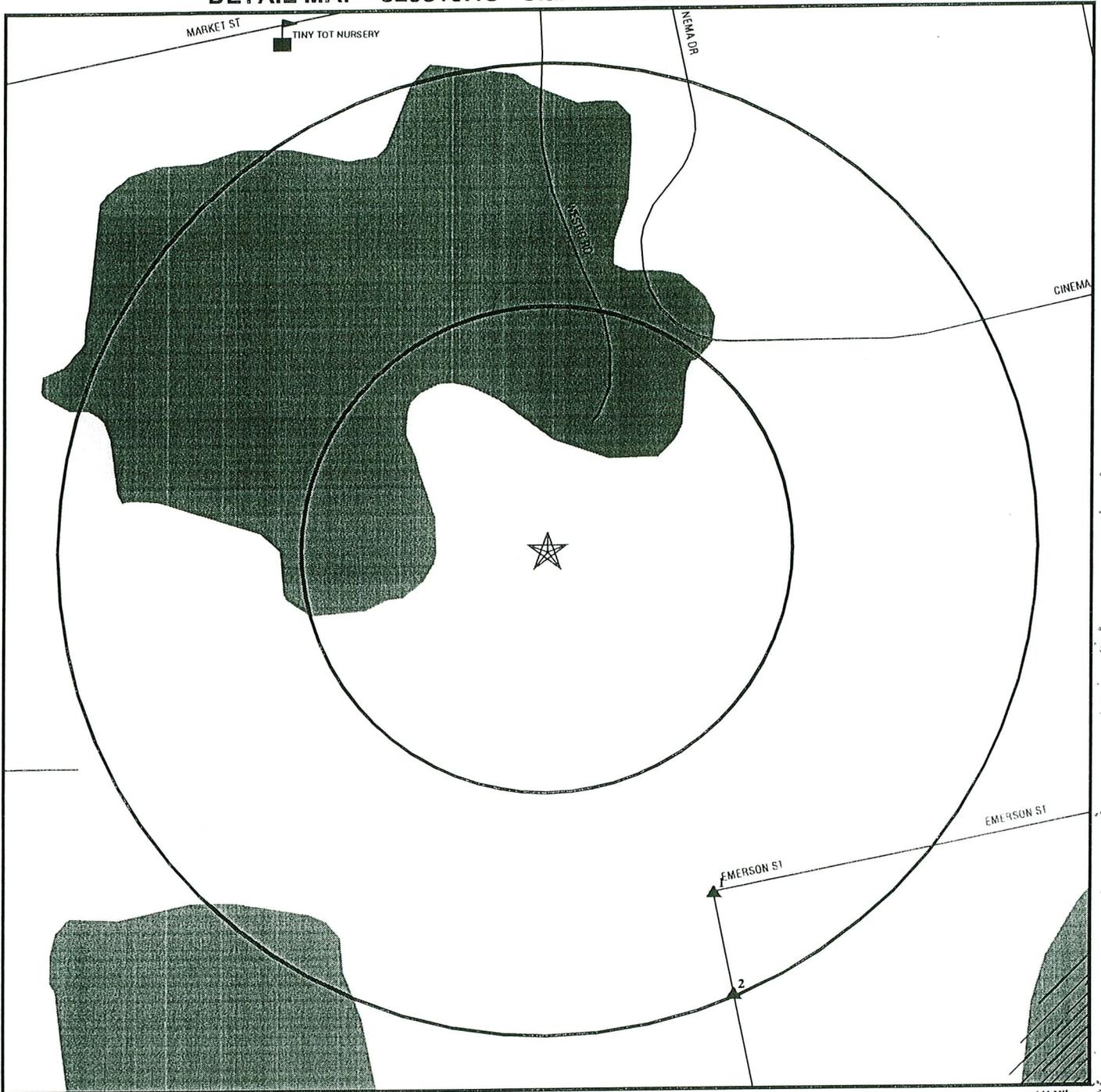
- Power transmission lines
- Oil & Gas pipelines
- ▨ 100-year flood zone
- ▧ 500-year flood zone
- Wetlands

▨ Hazardous Substance Disposal Sites

TARGET PROPERTY: Wetsig Yachts/Pearsalls Fertilizer
 ADDRESS: 4022 Market Street
 CITY/STATE/ZIP: Wilmington NC 28403
 LAT/LONG: 34.2376 / 77.8946

CUSTOMER: Clark Environmental Servs. Inc
 CONTACT: Ms. JoAnne Shadroui
 INQUIRY #: 829519.1s
 DATE: August 12, 2002 2:53 pm

DETAIL MAP - 829519.1s - Clark Environmental Servs. Inc



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- ♣ Sensitive Receptors
- National Priority List Sites
- Landfill Sites

- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- Wetlands

- Hazardous Substance Disposal Sites



TARGET PROPERTY:	Wetsig Yachts/Pearsalls Fertilizer	CUSTOMER:	Clark Environmental Servs. Inc
ADDRESS:	4022 Market Street	CONTACT:	Ms. JoAnne Shadroui
CITY/STATE/ZIP:	Wilmington NC 28403	INQUIRY #:	829519.1s
LAT/LONG:	34.2376 / 77.8946	DATE:	August 12, 2002 2:53 pm

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<u>FEDERAL ASTM STANDARD</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
CERCLIS		0.500	0	0	0	NR	NR	0
CERC-NFRAP		0.250	0	0	NR	NR	NR	0
CORRACTS		1.000	0	0	0	0	NR	0
RCRIS-TSD		0.500	0	0	0	NR	NR	0
RCRIS Lg. Quan. Gen.		0.250	0	0	NR	NR	NR	0
RCRIS Sm. Quan. Gen.		0.250	0	0	NR	NR	NR	0
ERNS	TP		NR	NR	NR	NR	NR	0
<u>STATE ASTM STANDARD</u>								
State Haz. Waste		1.000	0	0	0	0	NR	0
State Landfill		0.500	0	0	0	NR	NR	0
LUST		0.500	0	1	6	NR	NR	7
UST		0.250	0	2	NR	NR	NR	2
AST	TP		NR	NR	NR	NR	NR	0
OLI		0.500	0	0	0	NR	NR	0
<u>FEDERAL ASTM SUPPLEMENTAL</u>								
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
Delisted NPL		1.000	0	0	0	0	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
HMIRS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
NPL Liens	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
<u>STATE OR LOCAL ASTM SUPPLEMENTAL</u>								
NC HSDS		1.000	0	0	0	0	NR	0
LUST TRUST		0.500	0	1	1	NR	NR	2
IMD	TP		NR	NR	NR	NR	NR	0
<u>EDR PROPRIETARY HISTORICAL DATABASES</u>								
Coal Gas		1.000	0	0	0	0	NR	0
AQUIFLOW - see EDR Physical Setting Source Addendum								

TP = Target Property

NR = Not Requested at this Search Distance

* Sites may be listed in more than one database

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

Database(s)
EPA ID Number
EDR ID Number

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

1
SSE
1/8-1/4
1037 ft.
Higher

DILLARD PAPER CO
4102 EMERSON STREET
WILMINGTON, NC 28403

UST U001203112
N/A

UST:

Facility ID: 0-026637
Telephone: (919) 791-4606
Owner name : DILLARD PAPER CO.
Owner Address: 4102 EMERSON STREET

WILMINGTON, NC 28403
Owner Phone : (XXX) XXX-XXXX
Tank capacity : 3500
Comment : FILLED W/CONCRETE
Tank product : Unknown
Tank material : Unknown
Interior Protection: Unknown
Exterior Protection: Unknown
Piping material : Unknown
Certify Type : Not reported
Leak Detection Type : Not reported
Leak Detection Type 2: Not reported
Leak Detection Piping 1: Not reported
Corrosn Protec Tank: Not reported
Corrosn Protec Pipe: Not reported
Spill and Overfill : Not reported
Financial Responsibility : Not reported
Region: 08
Tank ID: 1
Date installed: 01/01/1964
Date removed: 12/31/1989
Status: Permanent Closed
Compartment Tank : No
Main Tank : No
Product Type: NON
Piping System Type Code: Not reported
Piping System Type Description: Not reported
Corrosion Protection Tank1: Not reported
Corrosion Protection Tank Date: Not reported
Corrosion Piping: Not reported
Corrosion Protection Piping Date: Not reported
Overfill: Not reported
Spill Overfill Date: Not reported
Financial Responsibility Code: Not reported
Financial Responsibility Description: Not reported
Surface Water: Not reported
Water Supply Well: Not reported
Tank Last Used Date: Not reported
Tank Certified Number: Not reported
Date Last Certified: Not reported
Begin Certified Number: Not reported
End Certified Number: Not reported

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

DILLARD PAPER CO (Continued)

U001203112

Facility ID: 0-026637
 Telephone: (919) 791-4606
 Owner name : DILLARD PAPER CO.
 Owner Address: 4102 EMERSON STREET

 WILMINGTON, NC 28403
 Owner Phone : (XXX) XXX-XXXX
 Tank capacity : 3500
 Comment : FILLED W/CONCRETE
 Tank product : Unknown
 Tank material : Unknown
 Interior Protection: Unknown
 Exterior Protection: Unknown
 Piping material : Unknown
 Certify Type : Not reported
 Leak Detection Type : Not reported
 Leak Detection Type 2: Not reported
 Leak Detection Piping 1: Not reported
 Corrosn Protec Tank: Not reported
 Corrosn Protec Pipe: Not reported
 Spill and Overfill : Not reported
 Financial Responsibility : Not reported
 Region: 08
 Tank ID: 2
 Date installed: 01/01/1964
 Date removed: 12/31/1989
 Status: Permanent Closed
 Compartment Tank : No
 Main Tank : No
 Product Type: NON
 Piping System Type Code: Not reported
 Piping System Type Description: Not reported
 Corrosion Protection Tank1: Not reported
 Corrosion Protection Tank Date: Not reported
 Corrosion Piping: Not reported
 Corrosion Protection Piping Date: Not reported
 Overfill: Not reported
 Spill Overfill Date: Not reported
 Financial Responsibility Code: Not reported
 Financial Responsibility Description: Not reported
 Surface Water: Not reported
 Water Supply Well: Not reported
 Tank Last Used Date: Not reported
 Tank Certified Number: Not reported
 Date Last Certified: Not reported
 Begin Certified Number: Not reported
 End Certified Number: Not reported

2
 SSE
 1/8-1/4
 1310 ft.
 Higher

GEORGIA PACIFIC CORP.
319 MARLBORO ST.
WILMINGTON, NC 28403

IMD U003147205
 LUST N/A
 UST
 LUST TRUST

LUST:

Incident Number: 0-034181 Region: WIL
 Date Occurred: 05/24/1994 Submit Date: 02/09/1998
 GW Contam: Yes Soil Contam: Not reported
 Incident Desc: SOIL AND GW CONTAM. CONFIRMED ON-SITE.

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

GEORGIA PACIFIC CORP. (Continued)

U003147205

Owner:	MR. GERALD RITTER		
Owner Phone:	Not reported		
	P.O. BOX 105605		
	ATLANTA, GA 30348		
Ownership:	Private		
Operation:	Commercial		
Material:	DIESEL		
Qty Lost:	Not reported	Qty Recovered:	Not reported
Source:	Leak-underground	Type:	Gasoline/diesel
Location:	Facility	Setting:	Urban
Site Priority:	25E		
Priority Code:	05/30/1998	Dem Contact:	Not reported
Wells Affected:	No	Num Affected:	0
Wells Contam:	Not reported		
Sampled By:	Responsible Parties	Samples Include:	Groundwater Samples
7.5 Min Quad:	Not reported	5 Min Quad:	DD30G
Lat/Long:	000000 / 000000	Risk Site:	Yes
Release Code:	Not reported	Source Type:	Not reported
Facility ID:	18247	GPS Confirmed:	Not reported
Last Modified:	Not reported	Incident Phase:	Not reported
NOV Issued:	Not reported	NORR Issued:	Not reported

Incident Number:	0-034181	Region:	WIL
Date Occurred:	06/11/1990	Submit Date:	07/27/1990
GW Contam:	Yes	Soil Contam:	Not reported
Incident Desc:	UPON REMOVAL OF UST CONTAM. SOIL WAS FOUND.		
Owner:	MR. GERALD RITTER		
Owner Phone:	Not reported		

	P.O. BOX 105605		
	ATLANTA, GA 30348		
	NEWHO County		
Ownership:	Private		
Operation:	Commercial		
Material:	GASOLINE		
Qty Lost:	Not reported	Qty Recovered:	UNK
Source:	Leak-underground	Type:	Gasoline/diesel
Location:	Facility	Setting:	Industrial
Site Priority:	55E		
Priority Code:	05/30/1998	Dem Contact:	Not reported
Wells Affected:	No	Num Affected:	0
Wells Contam:	Not reported		
Sampled By:	Responsible Parties	Samples Include:	Soil Samples
7.5 Min Quad:	Not reported	5 Min Quad:	Not reported
Lat/Long:	000000 / 000000	Risk Site:	Yes
Release Code:	Not reported	Source Type:	Not reported
Facility ID:	5812	GPS Confirmed:	Not reported
Last Modified:	Not reported	Incident Phase:	Not reported
NOV Issued:	Not reported	NORR Issued:	Not reported

LUST TRUST:

Facility ID :	Not reported	
Site ID :	5812	
Site Note:	Not reported	
Site Eligible?:	True	
Commercial Find :	100% Commercial	
Priority Rank:	L	
3rd Party Deductible Amount:		100000.00
Sum of 3rd Party Amounts Applied:		0.00

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

GEORGIA PACIFIC CORP. (Continued)

Database(s) EDR ID Number
EPA ID Number

U003147205

Deductible Amount: 50000.00

The NC LUST TRUST database contains additional data.
Please contact your EDR Account Executive for more information.

IMD:

Incident Number: 18247
Region: WIL
Date Occurred: 5/24/1994 0:00:00
Submit Date: 2/9/1998 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: MR. GERALD RITTER
P.O. BOX 105605
ATLANTA, GA 30348
Contact Phone: Not reported
Priority Code: L
Priority Update: 5/30/1998 0:00:00
Site Priority: 25E
Dem Contact: Not reported
Wells Affected: No
Num Affected: 0.00
Sampled By: Samples Include:
7.5 Min Quad: Not reported
5 Min Quad: DD30G
Incident Desc: SOIL AND GW CONTAM. CONFIRMED ON-SITE.
Ownership: Private
Operation: Commercial
Material: DIESEL
Qty Lost: Not reported
Qty Recovered: Not reported
Source: Leak-underground
Type: Gasoline/diesel
Location: Facility
Setting: Urban
Wells Contam: Not reported
Sampled By: Responsible Parties
Samples Include: Groundwater Samples
Owner Company: GEORGIA PACIFIC CORP.
Lat/Long: 341357 / 775333
Risk Site: Yes
Last Modified: 5/3/2001 0:00:00
NOV Issued: Not reported
45 Day Report: Not reported
Close-out Report: 9/27/1999 0:00:00
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
Reclassification Report: Not reported
Closure Request Date: Not reported
Incident Phase: CO
NORR Issued: Not reported
Soc Sighned: Not reported
RS Designation: Not reported

Incident Number: 5812
Region: WIL
Date Occurred: 6/11/1990 0:00:00
Submit Date: 7/27/1990 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: MR. GERALD RITTER
P.O. BOX 105605

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

GEORGIA PACIFIC CORP. (Continued)

U003147205

ATLANTA, GA 30348
NEWHA County
Contact Phone: Not reported
Priority Code: L
Priority Update: 5/30/1998 0:00:00
Site Priority: 55E
Dem Contact: Not reported
Wells Affected: No
Num Affected: 0.00
Sampled By: Samples Include:
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Incident Desc: UPON REMOVAL OF UST CONTAM. SOIL WAS FOUND.
Ownership: Private
Operation: Commercial
Material: GASOLINE
Qty Lost: Not reported
Qty Recovered: UNK
Source: Leak-underground
Type: Gasoline/diesel
Location: Facility
Setting: Industrial
Wells Contam: Not reported
Sampled By: Responsible Parties
Samples Include: Soil Samples
Owner Company: GEORGIA PACIFIC CORP.
Lat/Long: 341401 / 775328
Risk Site: Yes
Last Modified: 8/10/2000 0:00:00
NOV Issued: Not reported
45 Day Report: Not reported
Close-out Report: 7/27/2000 0:00:00
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
Reclassification Report: Not reported
Closure Request Date: Not reported
Incident Phase: CO
NORR Issued: Not reported
Soc Sighned: Not reported
RS Designation: Not reported
Incident Number: 85482
Region: WIL
Date Occurred: 5/24/1994 0:00:00
Submit Date: 2/8/2001 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: JULIE RAMING
1333 PEACHTREE ST. NE 48TH FLOOR
ATLANTA, GEOR 30348
Contact Phone: 404 652 6869
Priority Code: E
Priority Update: Not reported
Site Priority: 25
Dem Contact: JAD
Wells Affected: No
Num Affected: 0.00
Sampled By: Samples Include:
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Incident Desc: SITE CLOSURE REPORT RECEIVED ON 8/20/1997. NFA GRANTED IN SEPTEMBER 99.
INCIDENT 6808

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

GEORGIA PACIFIC CORP. (Continued)

U003147205

Ownership: Private
Operation: Industrial
Material: Not reported
Qty Lost: Not reported
Qty Recovered: Not reported
Source: Unknown
Type: Gasoline/diesel
Location: Not reported
Setting: Not reported
Wells Contam: Not reported
Sampled By: Not reported
Samples Include: Not reported
Owner Company: GEORGIA PACIFIC CORP.
Lat/Long: 341357 / 775333
Risk Site: Not reported
Last Modified: Not reported
NOV Issued: Not reported
45 Day Report: Not reported
Close-out Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: 8/20/1997 0:00:00
Reclassification Report: Not reported
Closure Request Date: Not reported
Incident Phase: DI
NORR Issued: Not reported
Soc Sighned: Not reported
RS Designation: Not reported

Incident Number: 85489
Region: WIL
Date Occurred: 10/3/1989 0:00:00
Submit Date: 2/8/2001 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: BILLY PENNEY
GEORGIA PACIFIC, 319 MARLBORO RD
WILMINGTON, NORT 28401
Contact Phone: 919 341 7807
Priority Code: D
Priority Update: Not reported
Site Priority: 55
Dem Contact: JAD
Wells Affected: No
Num Affected: 0.00
Sampled By: Samples Include:
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Incident Desc: GW INCIDENT 5812, NFA GRANTED ON AUGUST 25, 2000.
Ownership: Private
Operation: Industrial
Material: Not reported
Qty Lost: Not reported
Qty Recovered: Not reported
Source: Unknown
Type: Other inorganics
Location: Not reported
Setting: Not reported
Wells Contam: Not reported
Sampled By: Not reported
Samples Include: Not reported
Owner Company: GEORGIA PACIFIC

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

GEORGIA PACIFIC CORP. (Continued)

U003147205

Lat/Long:	341401 / 775328	Incident Phase:	DI
Risk Site	Not reported	NORR Issued:	Not reported
Last Modified:	Not reported	Soc Sighned:	Not reported
NOV Issued:	Not reported	RS Designation:	Not reported
45 Day Report:	Not reported		
Close-out Report:	Not reported		
Public Meeting Held:	Not reported		
Corrective Action Planned:	8/1/1993 0:00:00		
Reclassification Report:	Not reported		
Closure Request Date:	Not reported		

UST:

Facility ID:	0-034181
Telephone:	(910) 799-5200
Owner name :	GEORGIA PACIFIC CORP
Owner Address:	133 PEACHTREE ST NE
	ATLANTA, GA 30303
Owner Phone :	(404) 652-4809
Tank capacity :	10000
Comment :	Not reported
Tank product :	Diesel, Diesel Mixture
Tank material :	Fiberglass Reinforced Plastic
Interior Protection:	FRP
Exterior Protection:	FRP
Piping material :	FRP
Certify Type :	Installer certified by tank and piping manufacturers
Leak Detection Type :	Automatic tank guaging
Leak Detection Type 2:	Interstitial monitoring/double-walled tank and/or piping
Leak Detection Piping 1:	Automatic line leak detectors
Corrosn Protec Tank:	Sacrificial annonde
Corrosn Protec Pipe:	Not reported
Spill and Overfill :	Ball float valves
Financial Responsibility :	Not reported
Region:	08
Tank ID:	1
Date installed:	05/26/1994
Date removed:	06/25/1994
Status:	Permanent Closed
Compartment Tank :	No
Main Tank :	No
Product Type:	NON
Piping System Type Code:	Not reported
Piping System Type Description:	Not reported
Corrosion Protection Tank1:	D
Corrosion Protection Tank Date:	19940526
Corrosion Piping:	C
Corrosion Protection Piping Date:	19940526
Overfill:	A
Spill Overfill Date:	Not reported
Financial Responsibility Code:	Not reported
Financial Responsibility Description:	Not reported
Surface Water:	Not reported
Water Supply Well:	Not reported
Tank Last Used Date:	Not reported
Tank Certified Number:	1997035150
Date Last Certified:	19970227
Begin Certified Number:	19970401

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

GEORGIA PACIFIC CORP. (Continued)

U003147205

End Certified Number: 19980331

3
North
1/4-1/2
1604 ft.
Higher

AMOCO STATION-GAS CENTER #35
MARKET ST. / GARCLAY HILLS DR.
WILMINGTON, NC

IMD S102089296
LUST N/A

LUST:

Incident Number: 0-001436 Region: WIL
Date Occurred: 02/19/1996 Submit Date: 04/18/1996
GW Contam: Yes Soil Contam: Not reported
Incident Desc: TANK ABANDONMENT REPORT INDICATED HIGH LEVELS OF SOIL CONTAM. AT THE
WATER TABLE.
Owner: DAVID R. PRICE
Owner Phone: Not reported
1202 S. FRONT ST.
WILMINGTON, NC 28402
NEWHA County
Ownership: Private
Operation: Commercial
Material: GASOLINE
Qty Lost: Not reported Qty Recovered: Not reported
Material: KEROSENE
Qty Lost: Not reported Qty Recovered: Not reported
Source: Leak-underground Type: Gasoline/diesel
Location: Facility Setting: Industrial
Site Priority: 70E
Priority Code: 05/30/1998 Dem Contact: Not reported
Wells Affected: No Num Affected: 0
Wells Contam: Not reported
Sampled By: Dept. of Env. Management Samples Include: Groundwater Samples
7.5 Min Quad: Not reported 5 Min Quad: DD30D
Lat/Long: 000000 / 000000 Risk Site: Yes
Release Code: Not reported Source Type: Not reported
Facility ID: 15319 GPS Confirmed: Not reported
Last Modified: Not reported Incident Phase: Not reported
NOV Issued: Not reported NORR Issued: Not reported

IMD:

Incident Number: 15319
Region: WIL
Date Occurred: 2/19/1996 0:00:00
Submit Date: 4/18/1996 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: DAVID R. PRICE
1202 S. FRONT ST.
WILMINGTON, NC 28402
NEWHA County
Contact Phone: Not reported
Priority Code: L
Priority Update: 5/30/1998 0:00:00
Site Priority: 70E
Dem Contact: Not reported
Wells Affected: No
Num Affected: 0.00
Sampled By: Samples Include:
7.5 Min Quad: Not reported

MAP FINDINGS

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation

Site

Database(s)

EDR ID Number
 EPA ID Number

AMOCO STATION-GAS CENTER #35 (Continued)

S102089296

5 Min Quad: DD30D
 Incident Desc: TANK ABANDONMENT REPORT INDICATED HIGH LEVELS OF SOIL CONTAM. AT THE WATER TABLE.
 Ownership: Private
 Operation: Commercial
 Material: GASOLINE
 Qty Lost: Not reported
 Qty Recovered: Not reported
 Material: KEROSENE
 Qty Lost: Not reported
 Qty Recovered: Not reported
 Source: Leak-underground
 Type: Gasoline/diesel
 Location: Facility
 Setting: Industrial
 Wells Contam: Not reported
 Sampled By: Dept. of Env. Management
 Samples Include: Groundwater Samples
 Owner Company: GAS CENTER, INC.
 Lat/Long: 341430 / 775347
 Risk Site: Yes
 Last Modified: 12/6/2000 0:00:00
 NOV Issued: 11/9/2000 0:00:00
 45 Day Report: Not reported
 Close-out Report: Not reported
 Public Meeting Held: Not reported
 Corrective Action Planned: Not reported
 Reclassification Report: Not reported
 Closure Request Date: Not reported

Incident Phase: FU
 NORR Issued: Not reported
 Soc Signed: Not reported
 RS Designation: Not reported

A4
 ESE
 1/4-1/2
 1848 ft.
 Higher

CROWN NC - 728
 249 SOUTH KERR AVENUE
 WILMINGTON, NC
 Site 1 of 2 in cluster A

LUST TRUST S105218247
 N/A

LUST TRUST:
 Facility ID : 0-020310
 Site ID : 7155
 Site Note: Not reported
 Site Eligible?: True
 Commercial Find : 100% Commercial
 Priority Rank: L
 3rd Party Deductable Amount: 100000.00
 Sum of 3rd Party Amounts Applied: 0.00
 Deductable Amount: 50000.00

The NC LUST TRUST database contains additional data.
 Please contact your EDR Account Executive for more information.

A5
 ESE
 1/4-1/2
 1848 ft.
 Higher

CROWN CENTRAL PETROLEUM-NC/728
 249 SOUTH KERR AVENUE
 WILMINGTON, NC 28401
 Site 2 of 2 in cluster A

RCRIS-SQG 1000448927
 FINDS NCD986175537
 IMD
 LUST

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

CROWN CENTRAL PETROLEUM-NC/728 (Continued)

1000448927

RCRIS:

Owner: CROWN CENTRAL PETROLEUM
(301) 539-7400
EPA ID: NCD986175537
Contact: LEONARD EDMUNDSON
(919) 778-1892

Classification: Small Quantity Generator
Used Oil Recyc: No
TSDF Activities: Not reported
Violation Status: No violations found

FINDS:

Other Pertinent Environmental Activity Identified at Site:
Facility Registry System (FRS)
Permit Compliance System (PCS)
Resource Conservation and Recovery Act Information system (RCRAINFO)

LUST:

Incident Number: 0-020310 Region: WIL
Date Occurred: 01/03/1991 Submit Date: 02/05/1992
GW Contam: Yes Soil Contam: Not reported
Incident Desc: DURING UST REMOVAL, CONTAM. SOIL WAS DISCOVERED.
Owner: MR. MATTHEW GILMORE
Owner Phone: Not reported
P.O. BOX 1168
BALTIMORE, MD 21203
NEWHA County
Ownership: Private
Operation: Commercial
Material: GASOLINE
Qty Lost: Not reported Qty Recovered: Not reported
Source: Leak-underground Type: Gasoline/diesel
Location: Facility Setting: Urban
Site Priority: 65D
Priority Code: 05/30/1998 Dem Contact: Not reported
Wells Affected: No Num Affected: 0
Wells Contam: Not reported
Sampled By: Responsible Parties Samples Include: Soil Samples
7.5 Min Quad: Not reported 5 Min Quad: Not reported
Lat/Long: 000000 / 000000 Risk Site: Yes
Release Code: Not reported Source Type: Not reported
Facility ID: 7155 GPS Confirmed: Not reported
Last Modified: Not reported Incident Phase: Not reported
NOV Issued: Not reported NORR Issued: Not reported

IMD:

Incident Number: 7155
Region: WIL
Date Occurred: 1/3/1991 0:00:00
Submit Date: 2/5/1992 0:00:00
GW Contam: Yes
Soil Contam: Not reported
Operator: MR. MATTHEW GILMORE
P.O. BOX 1168
BALTIMORE, MD 21203
NEWHA County

MAP FINDINGS

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation

Site

Database(s)

EDR ID Number
 EPA ID Number

CROWN CENTRAL PETROLEUM-NC/728 (Continued)

1000448927

Contact Phone: Not reported
 Priority Code: L
 Priority Update: 5/30/1998 0:00:00
 Site Priority: 65D
 Dem Contact: Not reported
 Wells Affected: No
 Num Affected: 0.00
 Sampled By: Samples Include:
 7.5 Min Quad: Not reported
 5 Min Quad: Not reported
 Incident Desc: DURING UST REMOVAL, CONTAM. SOIL WAS DISCOVERED.
 Ownership: Private
 Operation: Commercial
 Material: GASOLINE
 Qty Lost: Not reported
 Qty Recovered: Not reported
 Source: Leak-underground
 Type: Gasoline/diesel
 Location: Facility
 Setting: Urban
 Wells Contam: Not reported
 Sampled By: Responsible Parties
 Samples Include: Soil Samples
 Owner Company: CROWN CENTRAL PETROLEUM CORP.
 Lat/Long: 341413 / 775321
 Risk Site: Yes
 Last Modified: 12/17/2001 0:00:00
 NOV Issued: 12/7/2001 0:00:00
 45 Day Report: Not reported
 Close-out Report: Not reported
 Public Meeting Held: Not reported
 Corrective Action Planned: Not reported
 Reclassification Report: Not reported
 Closure Request Date: Not reported

Incident Phase: FU
 NORR Issued: Not reported
 Soc Sighned: Not reported
 RS Designation: Not reported

6
 NNE
 1/4-1/2
 2065 ft.
 Higher

GASWORLD #1
 4412 MARKET ST.
 WILMINGTON, NC

IMD S102868589
 LUST N/A

LUST:

Incident Number: 0-020185
 Date Occurred: 01/29/1997
 GW Contam: Yes
 Incident Desc: FREE PRODUCT WAS DISCOVERED.
 Owner: MR. CECIL WORSLEY
 Owner Phone: Not reported
 P.O. BOX 3227
 WILMINGTON, NC 28406
 NEWHA County

Ownership: Private
 Operation: Commercial
 Material: GASOLINE
 Qty Lost: Not reported
 Source: Leak-underground
 Location: Facility
 Site Priority: 70E
 Priority Code: 05/30/1998

Region: WIL
 Submit Date: 10/24/1997
 Soil Contam: Not reported

Qty Recovered: Not reported
 Type: Gasoline/diesel
 Setting: Urban

Dem Contact: Not reported

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

Database(s)
EPA ID Number
EDR ID Number

GASWORLD #1 (Continued)

S102868589

Wells Affected:	Not reported	Num Affected:	0
Wells Contam:	Not reported		
Sampled By:	Responsible Parties	Samples Include:	Groundwater Samples
7.5 Min Quad:	Not reported	5 Min Quad:	Not reported
Lat/Long:	000000 / 000000	Risk Site:	Yes
Release Code:	Not reported	Source Type:	Not reported
Facility ID:	17907	GPS Confirmed:	Not reported
Last Modified:	Not reported	Incident Phase:	Not reported
NOV Issued:	Not reported	NORR Issued:	Not reported

IMD:

Incident Number:	17907		
Region:	WIL		
Date Occurred:	1/29/1997 0:00:00		
Submit Date:	10/24/1997 0:00:00		
GW Contam:	Yes		
Soil Contam:	Not reported		
Operator:	MR. CECIL WORSLEY P.O. BOX 3227 WILMINGTON, NC 28406 NEWHA County		
Contact Phone:	Not reported		
Priority Code:	L		
Priority Update:	5/30/1998 0:00:00		
Site Priority:	70E		
Dem Contact:	Not reported		
Wells Affected:	Not reported		
Num Affected:	0.00		
Sampled By:	Samples Include:		
7.5 Min Quad:	Not reported		
5 Min Quad:	Not reported		
Incident Desc:	FREE PRODUCT WAS DISCOVERED.		
Ownership:	Private		
Operation:	Commercial		
Material:	GASOLINE		
Qty Lost:	Not reported		
Qty Recovered:	Not reported		
Source:	Leak-underground		
Type:	Gasoline/diesel		
Location:	Facility		
Setting:	Urban		
Wells Contam:	Not reported		
Sampled By:	Responsible Parties		
Samples Include:	Groundwater Samples		
Owner Company:	WORSLEY COMPANIES, INC.		
Lat/Long:	341405 / 775320		
Risk Site:	Yes		
Last Modified:	Not reported	Incident Phase:	RE
NOV Issued:	Not reported	NORR Issued:	Not reported
45 Day Report:	Not reported	Soc Sighned:	Not reported
Close-out Report:	Not reported	RS Designation:	Not reported
Public Meeting Held:	Not reported		
Corrective Action Planned:	Not reported		
Reclassification Report:	Not reported		
Closure Request Date:	Not reported		

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

TONY'S FOREIGN CAR SERV. (Continued)

S101523737

Qty Recovered: Not reported
Material: WASTE OIL
Qty Lost: Not reported
Qty Recovered: Not reported
Source: Leak-underground
Type: Gasoline/diesel
Location: Facility
Setting: Urban
Wells Contam: Not reported
Sampled By: Other
Samples Include: Groundwater Samples
Owner Company: Not reported
Lat/Long: 341426 / 775415
Risk Site No
Last Modified: Not reported
NOV Issued: Not reported
45 Day Report: Not reported
Close-out Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
Reclassification Report: Not reported
Closure Request Date: Not reported
Incident Phase: RE
NORR Issued: Not reported
Soc Sighned: Not reported
RS Designation: Not reported

8
NNW
1/4-1/2
2355 ft.
Higher

WILMINGTON FIRE STATION #3
3933 PRINTERS PLACE DR.
WILMINGTON, NC

IMD S101523273
LUST N/A

LUST:

Incident Number: 0-022694
Date Occurred: 04/22/1991
GW Contam: Yes
Incident Desc: UPON REMOVAL OF UST, CONTAM. SOIL WAS DISCOVERED.
Owner: MR. RICHARD KING
Owner Phone: Not reported
302 WILLARD STREET
WILMINGTON, NC 28401
NEWHA County
Ownership: Municipal
Operation: Public Service
Material: GASOLINE
Qty Lost: Not reported
Source: Leak-underground
Location: Facility
Site Priority: 75E
Priority Code: 05/30/1998
Wells Affected: No
Wells Contam: Not reported
Sampled By: Responsible Parties
7.5 Min Quad: Not reported
Lat/Long: 000000 / 000000
Release Code: Not reported
Facility ID: 6964
Last Modified: Not reported
NOV Issued: Not reported
Region: WIL
Submit Date: 10/08/1991
Soil Contam: Not reported
Qty Recovered: NONE
Type: Gasoline/diesel
Setting: Residential
Dem Contact: Not reported
Num Affected: 0
Samples Include: Groundwater Samples
5 Min Quad: Not reported
Risk Site: Yes
Source Type: Not reported
GPS Confirmed: Not reported
Incident Phase: Not reported
NORR Issued: Not reported

IMD:

Incident Number: 6964

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

WILMINGTON FIRE STATION #3 (Continued)

S101523273

Region: WIL
 Date Occurred: 4/22/1991 0:00:00
 Submit Date: 10/8/1991 0:00:00
 GW Contam: Yes
 Soil Contam: Not reported
 Operator: MR. RICHARD KING
 302 WILLARD STREET
 WILMINGTON, NC 28401
 NEWHA County
 Contact Phone: Not reported
 Priority Code: L
 Priority Update: 5/30/1998 0:00:00
 Site Priority: 75E
 Dem Contact: Not reported
 Wells Affected: No
 Num Affected: 0.00
 Sampled By: Samples Include:
 7.5 Min Quad: Not reported
 5 Min Quad: Not reported
 Incident Desc: UPON REMOVAL OF UST, CONTAM. SOIL WAS DISCOVERED.
 Ownership: Municipal
 Operation: Public Service
 Material: GASOLINE
 Qty Lost: Not reported
 Qty Recovered: NONE
 Source: Leak-underground
 Type: Gasoline/diesel
 Location: Facility
 Setting: Residential
 Wells Contam: Not reported
 Sampled By: Responsible Parties
 Samples Include: Groundwater Samples
 Owner Company: CITY OF WILMINGTON
 Lat/Long: 341436 / 775354
 Risk Site: Yes
 Last Modified: Not reported
 NOV Issued: Not reported
 45 Day Report: Not reported
 Close-out Report: Not reported
 Public Meeting Held: Not reported
 Corrective Action Planned: Not reported
 Reclassification Report: Not reported
 Closure Request Date: Not reported
 Incident Phase: RE
 NORR Issued: Not reported
 Soc Sighned: Not reported
 RS Designation: Not reported

9
 East
 1/4-1/2
 2603 ft.
 Higher

TOM SWAIN RESIDENCE
 4703 FRANKLIN AVE.
 WILMINGTON, NC

IMD S101522677
 LUST N/A

LUST:

Incident Number: Not reported
 Date Occurred: 05/18/1988
 GW Contam: Yes
 Incident Desc: ON 5/18/89 TOM SWAIN CALLED TO REPORT THAT HE BELIEVED HE HAD KEROSENE IN HIS IRRIGATION WELL.
 Owner: UNKNOWN
 Owner Phone: Not reported
 Region: WIL
 Submit Date: 04/02/1990
 Soil Contam: Not reported

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

TOM SWAIN RESIDENCE (Continued)

S101522677

Ownership:	Not reported	Qty Recovered:	UNK
Operation:	Unknown	Type:	Gasoline/diesel
Material:	Residential	Setting:	Urban
Qty Lost:	UNKNOWN		
Source:	Not reported	Dem Contact:	Not reported
Location:	Leak-underground	Num Affected:	1
Site Priority:	Residence		
Priority Code:	100		
Wells Affected:	/ /	Samples Include:	Groundwater Samples
Wells Contam:	Yes	5 Min Quad:	Not reported
Sampled By:	TOM SWAIN	Risk Site:	Not reported
7.5 Min Quad:	Dept. of Env. Management	Source Type:	Not reported
Lat/Long:	Not reported	GPS Confirmed:	Not reported
Release Code:	000000 / 000000	Incident Phase:	Not reported
Facility ID:	Not reported	NORR Issued:	Not reported
Last Modified:	5505		
NOV Issued:	Not reported		

IMD:

Incident Number: 5505
 Region: WIL
 Date Occurred: 5/18/1988 0:00:00
 Submit Date: 4/2/1990 0:00:00
 GW Contam: Yes
 Soil Contam: Not reported
 Operator: UNKNOWN
 Not reported
 Not reported
 Contact Phone: Not reported
 Priority Code: Not reported
 Priority Update: Not reported
 Site Priority: 100
 Dem Contact: Not reported
 Wells Affected: Yes
 Num Affected: 1.00
 Sampled By: Samples Include:
 7.5 Min Quad: Not reported
 5 Min Quad: Not reported
 Incident Desc: ON 5/18/89 TOM SWAIN CALLED TO REPORT THAT HE BELIEVED HE HAD KEROSENE
 IN HIS IRRIGATION WELL.
 Ownership: Unknown
 Operation: Residential
 Material: UNKNOWN
 Qty Lost: Not reported
 Qty Recovered: UNK
 Source: Leak-underground
 Type: Gasoline/diesel
 Location: Residence
 Setting: Urban
 Wells Contam: TOM SWAIN
 Sampled By: Dept. of Env. Management
 Samples Include: Groundwater Samples
 Owner Company: Not reported
 Lat/Long: 341420 / 775312
 Risk Site: Not reported
 Last Modified: Not reported
 NOV Issued: Not reported
 Incident Phase: RE
 NORR Issued: Not reported

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

TOM SWAIN RESIDENCE (Continued)

S101522677

45 Day Report: Not reported
Close-out Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
Reclassification Report: Not reported
Closure Request Date: Not reported

Soc Sighned: Not reported
RS Designation: Not reported

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
CAPE FEAR TOWNSHIP	1003868256	NE CHEM CO	HWY 421	28403	CERC-NFRAP
LELAND	1004744632	HIGH RISE SERVICE CO INC	RT 1 BOX 2000	28403	RCRIS-SQG
WILMINGTON	S103717972	GENERAL ELECTRIC-NW CHL-SOLV.	HWY 117 N.		IMD, LUST
WILMINGTON	S103554371	GENERAL ELECTRIC CO/WILMINGTON	US 117, CASTLE HAYNE RD		SHWS
WILMINGTON	U001207045	SOUTHERN BELL - WLMGNCHW	HWY 132		UST
WILMINGTON	U003137663	DELBERT AUTRY	ROUTE 2, BOX 438	28403	UST
WILMINGTON	U003142888	HOBBS AVIATION ENTERPRISES, I	ROUTE 2, BOX 437	28403	UST
WILMINGTON	S105218309	KENAN TRANSPORT COMPANY	HIGHWAY 421 NORTH		LUST TRUST
WILMINGTON	S103240432	WILMINGTON MATERIALS	HWY 421 NORTH		SWF/LF
WILMINGTON	S103130982	ARCADIAN FUEL OIL SPILL	HWY 421 N.		IMD, LUST
WILMINGTON	S103131152	CAPE INDUSTRIES-P XYLENE SPILL	HWY 421 N.		IMD, LUST
WILMINGTON	S103554633	VC CHEMICAL-ALMONT WORKS	US 421 NORTH		SHWS
WILMINGTON	S103554266	CAROLINA P&L CO. SUTTON STEAM	HWY 421		SHWS
WILMINGTON	S103554396	HERCOFINA/CAPE INDUSTRIES	HWY 421 N		SHWS
WILMINGTON	U001186625	SARAH PERRY	RTE 5 BOX 247	28403	UST
WILMINGTON	S104919095	SHEPARD CHEMICAL WORKS	US 70 EAST		SHWS
WILMINGTON	S105163769	CONGLETON DEMO/CYPREE LANDFILL	CAROLINA BEACH ROAD		SWF/LF
WILMINGTON	S105485849	FLEMINGTON LF	FLEMINGTON RD (SR 1347) / SR 1002 (OLI
WILMINGTON	S103554489	NEW HANOVER COUNTY AIRPORT BURN	GARDNER DRIVE		SHWS
WILMINGTON	S105488704	SOUTHERN WOOD PIEDMONT COMPANY	GREENFIELD ST		SHWS
WILMINGTON	U003836380	WILCO #395	NC HWY 132 & CATHAY ROAD		UST
WILMINGTON	1000102367	USA RESERVE XVIII AIRBORNE CORPS	2144 LAKESHORE DRICE		CERCLIS, RCRIS-SQG, SHWS
WILMINGTON	S103240234	KELMER INC	LORRANNE CIRCLE		SWF/LF
WILMINGTON	1004745935	EXXON RAS #47262	2403 MARKET ST	28403	RCRIS-SQG
WILMINGTON	S105218012	BEASLEY STALLINGS PARTNERSHIP	NORTH MARKET STREET		LUST TRUST
WILMINGTON	S104919072	POTTER'S SEPTIC TANK SERVICE	MASONBORO LOOP RD		SHWS
WILMINGTON	S105485851	MCRAE STREET LF	MCRAE ST OFF MEADOW ST / HWY 17, S		OLI
WILMINGTON	1003108908	WILMINGTON GUN CLUB	3000 MILITARY CUTOFF ROAD	28403	CERCLIS
WILMINGTON	S105485852	MILITARY CUTOFF LANDFILL	132 MILITARY CUTOFF RD (SR 1409) BE		OLI
WILMINGTON	S103554652	WILMINGTON GUN CLUB (FORMER)	MILITARY CUTOFF ROAD		SHWS
WILMINGTON	U001200308	CAROLINA PIPE CO.	HIGHWAY SOUTH	28403	UST

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) and regional EPA offices.

Date of Government Version: 04/22/02

Date Made Active at EDR: 06/21/02

Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 05/06/02

Elapsed ASTM days: 46

Date of Last EDR Contact: 05/06/02

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)

Telephone: 202-564-7333

EPA Region 1

Telephone 617-918-1143

EPA Region 3

Telephone 215-814-5418

EPA Region 4

Telephone 404-562-8033

EPA Region 6

Telephone: 214-655-6659

EPA Region 8

Telephone: 303-312-6774

Proposed NPL: Proposed National Priority List Sites

Source: EPA

Telephone: N/A

Date of Government Version: 02/26/02

Date Made Active at EDR: 06/21/02

Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 05/06/02

Elapsed ASTM days: 46

Date of Last EDR Contact: 05/06/02

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: 05/15/02

Date Made Active at EDR: 08/08/02

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/24/02

Elapsed ASTM days: 45

Date of Last EDR Contact: 06/24/02

CERCLIS-NFRAP: CERCLIS 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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 05/15/02
Date Made Active at EDR: 08/08/02
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/24/02
Elapsed ASTM days: 45
Date of Last EDR Contact: 06/24/02

CORRACTS: Corrective Action Report

Source: EPA
Telephone: 800-424-9346

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 05/02/02
Date Made Active at EDR: 07/15/02
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 05/06/02
Elapsed ASTM days: 70
Date of Last EDR Contact: 06/10/02

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).

Date of Government Version: 06/10/02
Date Made Active at EDR: 07/15/02
Database Release Frequency: Varies

Date of Data Arrival at EDR: 06/20/02
Elapsed ASTM days: 25
Date of Last EDR Contact: 06/20/02

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: 12/31/01
Date Made Active at EDR: 07/15/02
Database Release Frequency: Varies

Date of Data Arrival at EDR: 07/02/02
Elapsed ASTM days: 13
Date of Last EDR Contact: 04/29/02

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: 12/31/99
Database Release Frequency: Biennially

Date of Last EDR Contact: 06/17/02
Date of Next Scheduled EDR Contact: 09/16/02

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: EPA
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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/21/01
Database Release Frequency: Annually

Date of Last EDR Contact: 07/09/02
Date of Next Scheduled EDR Contact: 10/07/02

DELISTED NPL: National Priority List 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: 04/22/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 05/06/02
Date of Next Scheduled EDR Contact: 08/05/02

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).

Date of Government Version: 03/21/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 07/08/02
Date of Next Scheduled EDR Contact: 10/07/02

HMIRS: Hazardous Materials Information Reporting System

Source: U.S. Department of Transportation
Telephone: 202-366-4555

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

Date of Government Version: 12/31/01
Database Release Frequency: Annually

Date of Last EDR Contact: 04/22/02
Date of Next Scheduled EDR Contact: 07/22/02

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: 04/12/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 07/08/02
Date of Next Scheduled EDR Contact: 10/07/02

MINES: Mines Master Index File

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

Date of Government Version: 06/05/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 07/01/02
Date of Next Scheduled EDR Contact: 09/30/02

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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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

Date of Last EDR Contact: 05/28/02
Date of Next Scheduled EDR Contact: 08/26/02

PADS: PCB Activity Database System

Source: EPA

Telephone: 202-564-3887

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: 03/01/02
Database Release Frequency: Annually

Date of Last EDR Contact: 05/14/02
Date of Next Scheduled EDR Contact: 08/12/02

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: 06/10/02
Date of Next Scheduled EDR Contact: 09/09/02

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: 12/31/99
Database Release Frequency: Annually

Date of Last EDR Contact: 06/24/02
Date of Next Scheduled EDR Contact: 09/23/02

TSCA: Toxic Substances Control Act

Source: EPA

Telephone: 202-260-5521

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: 06/10/02
Date of Next Scheduled EDR Contact: 09/09/02

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA

Telephone: 202-564-2501

Date of Government Version: 04/25/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 07/03/02
Date of Next Scheduled EDR Contact: 09/23/02

SSTS: Section 7 Tracking Systems

Source: EPA

Telephone: 202-564-5008

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/00
Database Release Frequency: Annually

Date of Last EDR Contact: 07/19/02
Date of Next Scheduled EDR Contact: 10/21/02

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA/Office of Prevention, Pesticides and Toxic Substances

Telephone: 202-564-2501

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/25/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 07/03/02
Date of Next Scheduled EDR Contact: 09/23/02

STATE OF NORTH CAROLINA ASTM STANDARD RECORDS

SHWS: Inactive Hazardous Sites Inventory

Source: Department of Environment, Health and Natural Resources

Telephone: 919-733-2801

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 07/09/02
Date Made Active at EDR: 08/09/02
Database Release Frequency: Annually

Date of Data Arrival at EDR: 07/15/02
Elapsed ASTM days: 25
Date of Last EDR Contact: 07/15/02

SWF/LF: List of Solid Waste Facilities

Source: Department of Environment, Health and Natural Resources

Telephone: 919-733-0692

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: 04/01/02
Date Made Active at EDR: 06/07/02
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 04/30/02
Elapsed ASTM days: 38
Date of Last EDR Contact: 04/29/02

LUST: Incidents Management Database

Source: Department of Environment, Health and Natural Resources

Telephone: 919-733-1315

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.

Date of Government Version: 06/07/02
Date Made Active at EDR: 06/20/02
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/10/02
Elapsed ASTM days: 10
Date of Last EDR Contact: 06/10/02

UST: Petroleum Underground Storage Tank Database

Source: Department of Environment, Health and Natural Resources

Telephone: 919-733-1308

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: 05/03/02
Date Made Active at EDR: 07/19/02
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 06/10/02
Elapsed ASTM days: 39
Date of Last EDR Contact: 06/10/02

AST: AST Database

Source: Department of Environment, Health & Natural Resources

Telephone: 919-715-6170

Facilities with aboveground storage tanks that have a capacity greater than 21,000 gallons.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/01/02
Date Made Active at EDR: 08/01/02
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 07/22/02
Elapsed ASTM days: 10
Date of Last EDR Contact: 07/22/02

OLI: Old Landfill Inventory
Source: Department of Environment & Natural Resources
Telephone: 919-733-4996

Date of Government Version: 07/10/02
Date Made Active at EDR: 08/01/02
Database Release Frequency: Varies

Date of Data Arrival at EDR: 07/12/02
Elapsed ASTM days: 20
Date of Last EDR Contact: 07/12/02

STATE OF NORTH CAROLINA ASTM SUPPLEMENTAL RECORDS

HSDS: Hazardous Substance Disposal Site
Source: North Carolina Center for Geographic Information and Analysis
Telephone: 919-733-2090

Locations of uncontrolled and unregulated hazardous waste sites. The file includes sites on the National Priority List as well as those on the state priority list.

Date of Government Version: 06/21/95
Database Release Frequency: Biennially

Date of Last EDR Contact: 06/03/02
Date of Next Scheduled EDR Contact: 09/02/02

LUST TRUST: State Trust Fund Database
Source: Department of Environment, Health & Natural Resources
Telephone: 919-733-1315

This database contains information about claims against the State Trust Funds for reimbursements for expenses incurred while remediating Leaking USTs.

Date of Government Version: 05/10/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 05/13/02
Date of Next Scheduled EDR Contact: 08/12/02

IMD: Incident Management Database
Source: Department of Health and Natural Resources
Telephone: 919-733-1315
Groundwater and/or soil contamination incidents

Date of Government Version: 04/26/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 04/29/02
Date of Next Scheduled EDR Contact: 07/29/02

EDR PROPRIETARY HISTORICAL 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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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.

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 2002 from the U.S. Fish and Wildlife Service.

STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

WETSIG YACHTS/PEARSALLS FERTILIZER
4022 MARKET STREET
WILMINGTON, NC 28403

TARGET PROPERTY COORDINATES

Latitude (North):	34.237598 - 34° 14' 15.4"
Longitude (West):	77.894600 - 77° 53' 40.6"
Universal Tranverse Mercator:	Zone 18
UTM X (Meters):	233388.5
UTM Y (Meters):	3792097.0

EDR's GeoCheck Physical Setting Source Addendum has been developed to assist the environmental professional with the collection of physical setting source information in accordance with ASTM 1527-00, Section 7.2.3. Section 7.2.3 requires that a current USGS 7.5 Minute Topographic Map (or equivalent, such as the USGS Digital Elevation Model) be reviewed. It also requires that one or more additional physical setting sources be sought when (1) conditions have been identified in which hazardous substances or petroleum products are likely to migrate to or from the property, and (2) more information than is provided in the current USGS 7.5 Minute Topographic Map (or equivalent) is generally obtained, pursuant to local good commercial or customary practice, to assess the impact of migration of recognized environmental conditions in connection with the property. Such additional physical setting sources generally include information about the topographic, hydrologic, hydrogeologic, and geologic characteristics of a site, and wells in the area.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata. EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

USGS TOPOGRAPHIC MAP ASSOCIATED WITH THIS SITE

Target Property: 2434077-B8 WILMINGTON, NC
Source: USGS 7.5 min quad index

GENERAL TOPOGRAPHIC GRADIENT AT TARGET PROPERTY

Target Property: General SSW

Source: General Topographic Gradient has been determined from the USGS 1 Degree Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

<u>Target Property County</u> NEW HANOVER, NC	FEMA Flood <u>Electronic Data</u> YES - refer to the Overview Map and Detail Map
Flood Plain Panel at Target Property:	3701710005C / CBPP
Additional Panels in search area:	3701680080D / CBPP

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u> WILMINGTON	NWI Electronic <u>Data Coverage</u> YES - refer to the Overview Map and Detail Map
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HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

AQUIFLOW®

Search Radius: 2.000 Miles.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

Era:	Cenozoic
System:	Quaternary
Series:	Pleistocene
Code:	Qp (decoded above as Era, System & Series)

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps. The following information is based on Soil Conservation Service STATSGO data.

Soil Component Name:	LEON
Soil Surface Texture:	sand
Hydrologic Group:	Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.
Soil Drainage Class:	Poorly. Soils may have a saturated zone, a layer of low hydraulic conductivity, or seepage. Depth to water table is less than 1 foot.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Soil meets the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: HIGH

Depth to Bedrock Min: > 60 inches

Depth to Bedrock Max: > 60 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Permeability Rate (in/hr)	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	3 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COURSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 20.00 Min: 6.00	Max: 6.50 Min: 3.60
2	3 inches	15 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COURSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 20.00 Min: 6.00	Max: 6.50 Min: 3.60
3	15 inches	30 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COURSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 6.00 Min: 0.60	Max: 6.50 Min: 3.60
4	30 inches	80 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COURSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 20.00 Min: 2.00	Max: 6.50 Min: 3.60

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures: fine sand
loamy sand
mucky - loam
loam

Surficial Soil Types: fine sand
loamy sand
mucky - loam
loam

Shallow Soil Types: fine sand
sandy loam

Deeper Soil Types: clay loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

sandy clay loam
 stratified
 loamy sand
 loamy fine sand
 sandy loam

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

According to ASTM E 1527-00, Section 7.2.2, "one or more additional state or local sources of environmental records may be checked, in the discretion of the environmental professional, to enhance and supplement federal and state sources... Factors to consider in determining which local or additional state records, if any, should be checked include (1) whether they are reasonably ascertainable, (2) whether they are sufficiently useful, accurate, and complete in light of the objective of the records review (see 7.1.1), and (3) whether they are obtained, pursuant to local, good commercial or customary practice." One of the record sources listed in Section 7.2.2 is water well information. Water well information can be used to assist the environmental professional in assessing sources that may impact groundwater flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

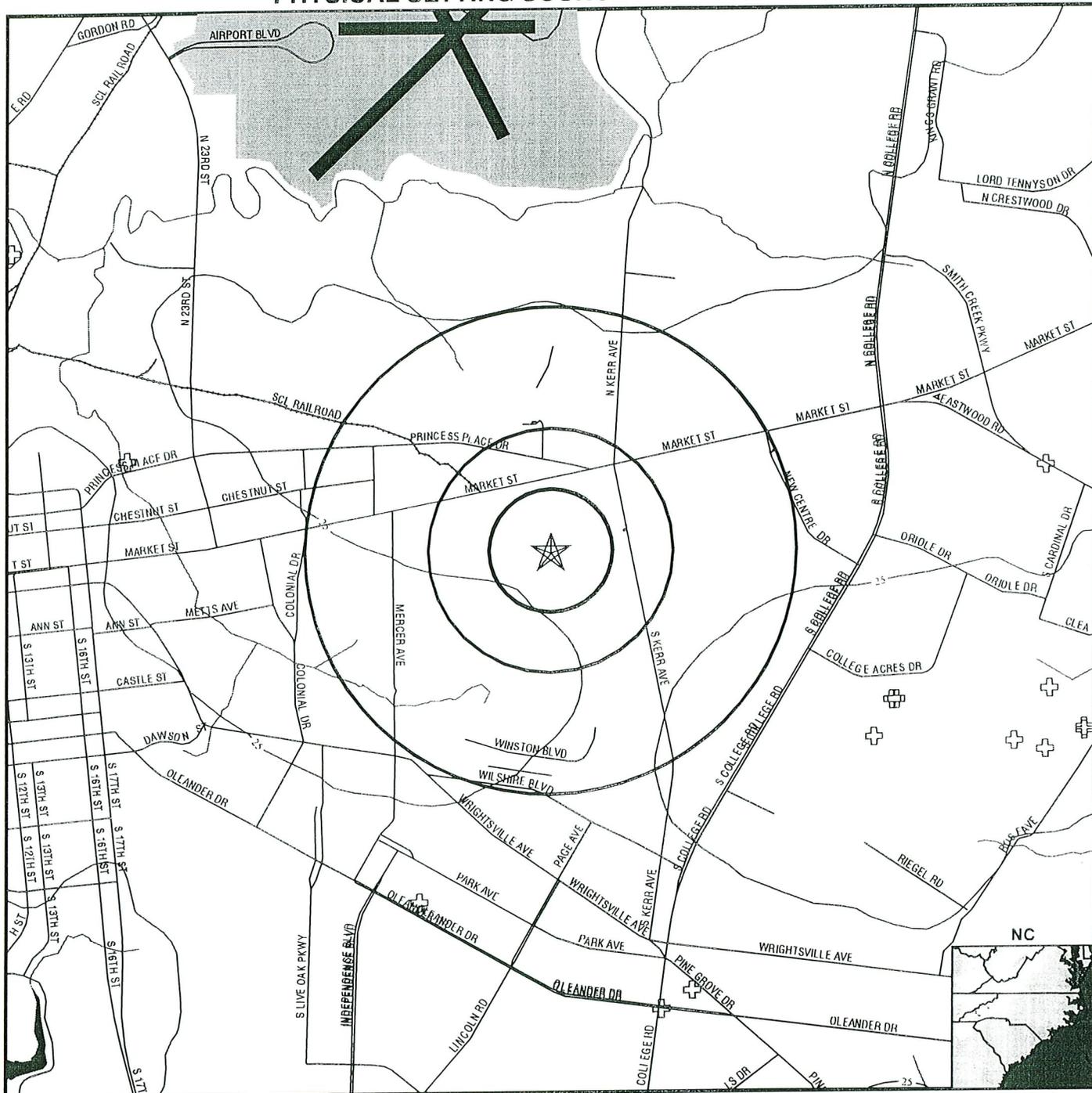
GEOCHECK - PHYSICAL SETTING SOURCE SUMMARY

OTHER STATE DATABASE INFORMATION

NORTH CAROLINA LOCATIONS OF NATURAL HERITAGE DATABASE

ID	Class
0992861	Animal
0222730	Natural Community Occurrence
1362457	Special Animal Habitats
0071626	Plants
0011506	Animal
0171763	Plants
0111961	Plants
1161362	Plants
0061626	Plants
0212185	Natural Community Occurrence
0523166	Animal
0771482	Natural Community Occurrence
0851362	Plants
1161362	Plants

PHYSICAL SETTING SOURCE MAP - 829519.1s



- Major Roads
- Contour Lines
- Airports
- Water Wells
- Public Water Supply Wells
- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Cluster of Multiple Icons

Earthquake epicenter, Richter 5 or greater

- Wildlife Areas
- Natural Areas
- Rare & Endangered Species

TARGET PROPERTY: Wetsig Yachts/Pearsalls Fertilizer
ADDRESS: 4022 Market Street
CITY/STATE/ZIP: Wilmington NC 28403
LAT/LONG: 34.2376 / 77.8946

CUSTOMER: Clark Environmental Servs. Inc
CONTACT: Ms. JoAnne Shadroul
INQUIRY #: 829519.1s
DATE: August 12, 2002 2:53 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Direction
Distance

Database EDR ID Number

NC_NHEO 0171763

Site ID: 0171763
Latitude / Longitude: 34.2264 / -77.8719
Classification by Type: Plants
Degree of Accuracy associated with coordinate: Minutes
Occurrence Status: Extant
State Status: Significantly Rare

NC_NHEO 0111961

Site ID: 0111961
Latitude / Longitude: 34.2286 / -77.8703
Classification by Type: Plants
Degree of Accuracy associated with coordinate: Seconds
Occurrence Status: Extant
State Status: Candidate

NC_NHEO 1161362

Site ID: 1161362
Latitude / Longitude: 34.2267 / -77.8569
Classification by Type: Plants
Degree of Accuracy associated with coordinate: Seconds
Occurrence Status: Extant
State Status: Candidate-Special Concern

NC_NHEO 0061626

Site ID: 0061626
Latitude / Longitude: 34.2269 / -77.8569
Classification by Type: Plants
Degree of Accuracy associated with coordinate: Seconds
Occurrence Status: Extant
State Status: Endangered

NC_NHEO 0212185

Site ID: 0212185
Latitude / Longitude: 34.2256 / -77.8597
Classification by Type: Natural Community Occurrence
Degree of Accuracy associated with coordinate: Seconds
Occurrence Status: Extant
State Status: Not Reported

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Direction Distance	Database	EDR ID Number
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NC_NHEO 0523166

Site ID: 0523166
 Latitude / Longitude: 34.2103 / -77.8869
 Classification by Type: Animal
 Degree of Accuracy associated with coordinate: General
 Occurrence Status: Extant
 State Status: Significantly Rare

NC_NHEO 0771482

Site ID: 0771482
 Latitude / Longitude: 34.2261 / -77.8619
 Classification by Type: Natural Community Occurrence
 Degree of Accuracy associated with coordinate: Seconds
 Occurrence Status: Extant
 State Status: Not Reported

NC_NHEO 0851362

Site ID: 0851362
 Latitude / Longitude: 34.2042 / -77.9061
 Classification by Type: Plants
 Degree of Accuracy associated with coordinate: Seconds
 Occurrence Status: Extant
 State Status: Candidate-Special Concern

NC_NHEO 1161362

Site ID: 1161362
 Latitude / Longitude: 34.2267 / -77.8569
 Classification by Type: Plants
 Degree of Accuracy associated with coordinate: Seconds
 Occurrence Status: Extant
 State Status: Candidate-Special Concern

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

Federal EPA Radon Zone for NEW HANOVER County: 3

Note: Zone 1 indoor average level > 4 pCi/L.
 : Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
 : Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for NEW HANOVER COUNTY, NC

Number of sites tested: 10

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.240 pCi/L	100%	0%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	Not Reported	Not Reported	Not Reported	Not Reported

PHYSICAL SETTING SOURCE RECORDS SEARCHED

HYDROLOGIC INFORMATION

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 2002 from the U.S. Fish and Wildlife Service.

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the national Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-260-2805

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-260-2805

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: In November 1971 the United States Geological Survey (USGS) implemented a national water resource information tracking system. This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on more than 900,000 wells, springs, and other sources of groundwater.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STATE RECORDS

North Carolina Wildlife Resources/Game Lands

Source: Center for Geographic Information and Analysis
Telephone: 919-733-2090

All publicly owned game lands managed by the North Carolina Wildlife Resources Commission and as listed in Hunting and Fishing Maps for North Carolina Game Lands, 1989-90.

North Carolina Rare/Endangered Species and Natural Areas

Source: Natural Heritage Occurrence Sites Center for Geographic Information and Analysis
Telephone: 919-733-2090

North Carolina Public Water Supply Wells

Source: Department of Environmental Health
Telephone: 919-715-3243

RADON

Area Radon Information

Source: EPA

Telephone: 303-236-1525

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones

Source: EPA

Telephone: 202-564-9370

Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration