

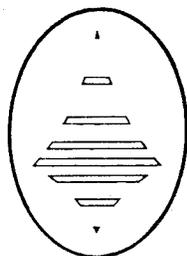
**PHASE I
ENVIRONMENTAL RISK ASSESSMENT**

SHOVEL READY SITE

Prepared for:

**ALLEN COUNTY
DEPARTMENT OF PLANNING SERVICES
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802-1804**

Prepared by:



Earth·Source Inc

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I. EXECUTIVE SUMMARY.....	1
II. PHASE I ENVIRONMENTAL RISK ASSESSMENT.....	2
Introduction.....	2
<u>PURPOSE:</u>	2
<u>SCOPE:</u>	2
Site Description.....	2
<u>TOPOGRAPHY</u>	3
<u>SOILS</u>	3
<u>FLOODPLAIN</u>	3
Historic Usage.....	3
<u>CURRENT OWNERSHIP</u>	4
<u>PRIOR OWNERSHIP</u>	4
<u>AERIAL PHOTOGRAPHS</u>	4
Regulatory Agency Records Review.....	5
<u>FEDERAL</u>	7
<u>STATE</u>	7
<u>LOCAL</u>	8
Field Reconnaissance.....	8
<u>CURRENT USE</u>	9
<u>LEAD CONTAINING MATERIAL</u>	9
<u>POLYCHLORINATED BIPHENYLS (PCBs)</u>	9
<u>UNDERGROUND STORAGE TANKS (UST's)</u>	9
<u>ABOVEGROUND STORAGE TANKS (AST's)</u>	9
<u>CHEMICAL AND WASTE DISPOSAL</u>	9
<u>SURROUNDING AREA USE</u>	10
III. CONCLUSIONS AND RECOMMENDATIONS	11
IV. SCOPE AND LIMITATIONS OF THE WORK	12
V. REFERENCES	13
VI. OWNERSHIP HISTORY.....	14

FIGURES

Figure 1 – Regional Location Map

Figure 2 – Location Map

Figure 3 – National Wetland Inventory

Figure 4 – Allen County Soil Survey

Figure 5 – Site Reconnaissance Plan

Figure 6 – 1998 Aerial Photograph

Figure 7 – 2003 Aerial Photograph

APPENDICES

Appendix A – Photographic Documentation

Appendix B – EDR, Inc. Sanborn Map Report (Sanborn Fire Insurance Maps)

EDR, Inc. Radius Map Report

Allen County Department of Health

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

I. EXECUTIVE SUMMARY

Earth Source, Inc., (ESI) performed a Phase I Environmental Risk Assessment of the Shovel Ready Site, located in Allen County, Indiana, hereafter referred to as "site", in April of 2006. This assessment was performed for Allen County Department of Planning Services to assess the site and surrounding properties for areas of potential environmental risk and liability, which may have a negative impact on the site. This included field reconnaissance of the site and visual observation of surrounding properties, historical records review, interviews, review of regulatory records, and other related items.

In the professional opinion of ESI, all appropriate inquiry has been made into the previous ownership and uses of the property consistent with good commercial and customary practice in an effort to minimize liability, and no evidence or indication of Recognized Environmental Conditions has been revealed. No additional investigation is deemed necessary at this time. ESI's investigative findings are as follows:

- No evidence or records of underground storage tanks (USTs) was identified for the site.
- No evidence of regulated waste generation was identified on the site.
- Historical research did not indicate past use of the site or surrounding properties, which would warrant further investigation.
- No evidence or records of aboveground storage tanks (ASTs) was identified for the site.
- No evidence of PCBs or PCB-containing equipment was identified on the site.
- If a higher level of confidence were required than can be defined by the Phase I scope of work, then additional evaluation would be required.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

II. PHASE I ENVIRONMENTAL RISK ASSESSMENT

Introduction.

Earth Source, Inc completed a Phase I Environmental Risk Assessment, of the Shovel Ready Site in Fort Wayne, Allen County, Indiana, on 04 April 2006. This assessment was conducted in a manner, which conforms with the scope and limitations of American Standards and Testing Materials (ASTM) Practice E 1527.

PURPOSE:

The Phase I Environmental Risk Assessment was conducted to determine the probability that the property is or can become a liability due to hazardous substances on and/or associated with the property, as well as to seek out environmental factors, which could restrict land use and development.

SCOPE:

1. Field reconnaissance was performed of the site and visual survey of the surrounding properties to observe existing conditions and activities, not apparent through other means, which may have or had the potential to cause property contamination.
2. An historical records review and interviews were conducted to determine past site owners and usage which may reveal the possibility of adverse environmental impact.
3. Regulatory records, containing information on potential hazardous materials either on or within close proximity to the site, were reviewed to determine the possibility of adverse environmental impacts.
4. Information was reviewed and a recommendation reached regarding the potential of environmental hazards, which may affect development of this site.

Site Description.

The site is located on Lafayette Center Road in Fort Wayne, Indiana, in Lafayette Township, also known as T29 North, R11 East, in Sections 20 of the Zanesville Quadrangle (see Figures 1, 2 and 6). It is bound on the east, west, and south by agricultural fields and residential properties with existing agricultural fields beyond, on the west by a commercial plant nursery with agricultural fields beyond, and on the north by a General Motors Fort Wayne Assembly plant with agricultural fields beyond.

The site consists of an approximately 225-acre, irregular-shaped parcel. Approximately 80 percent is currently in agricultural production with a forested area along the southern property boundary. According to the Allen County Planning Services, the site is currently zoned A-1: Agricultural Use/Vacant Land. No evidence of stressed vegetation, stained areas or other signs of spills/leaks was observed during the site visit.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

TOPOGRAPHY

Review of the 7.5 minutes USGS Topographic Map for the Zanesville Quadrangle (Figure S2) indicates that the site ranges from 809 to 851 feet above mean sea level. Surrounding area elevations range from approximately 809 to 851 feet above mean sea level. The site and area surrounding the site displays a relatively flat topography.

Surface water drainage is primarily sub-surface flow into unnamed channel, which flows southwest into the Eight Mile Creek that flows into the Little River. Surface flow is primarily from the northeast to the southwest. Based on surface topography, as interpreted from the USGS topographic quadrangle map, the local groundwater is assumed to flow from east to west. However, the actual groundwater flow direction is often locally influenced by other factors beyond the scope of this study. Furthermore, there was no available public or published documents confirming groundwater flow in the vicinity of the site.

SOILS

According to the United States Department of Agriculture Soil Survey Allen County, Indiana (Figure S4), the following soil types exist on the site:

Blount Silt Loam,

Consists of deep, somewhat poorly drained soils, which occur on upland till plains and are nearly level and gently sloping. Permeability is moderately slow to slow and available water capacity is high.

Eel Silt Loam,

Consists of deep, moderately well drained soils, which occur on nearly level soils on bottomlands. Permeability is moderate and available water capacity is high.

Morley Silt Loam,

Consists of deep, moderately well drained soils, which occur on gently sloping to steep soils on uplands. Permeability is slow and available water capacity is high.

Morley Soils,

Consists of deep, moderately well drained soils, which occur on gently sloping to steep soils on uplands. Permeability is slow and available water capacity is high.

Pewamo Silty Clay Loam,

Consists of deep, very poorly drained soils, which occur on flats and in shallow depressional in the uplands. Permeability is very slow and available water capacity is high.

FLOODPLAIN

According to the Federal Emergency Management Agency Map, for Allen County, Indiana, the site is not located within the 100 year and 500 year floodplain. See appendix B map pages for floodplain locations.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

Historic Usage.

CURRENT OWNERSHIP

Review of site ownership records at the Allen County Office indicates the site is currently divided by two owners, Mr. Joseph Clancy and Mr. Ronald Hohenbrink.

PRIOR OWNERSHIP

Review of the site ownership records from 1965 to the present indicates that prior site owners included Mr. Geraldine Clancy, Mr. Charles Gemmer, Mr. Martin Hohenbrink, Mr. Norman Weible, Mr. Wayne Demo, Mr. Paul Rome, Mr. Charles Latourrette, and Mr. Michael McLaughlin. Potential environmental concerns associated with the names of prior site owners were not noted. A summary of the site ownership history obtained during this assessment is presented in Section IV.

AERIAL PHOTOGRAPHS

Aerial photographs from the years 1938, 1957, 1964, 1972, 1986, 1998, and 2003 were obtained from the Allen County Surveyors Office, Terrasever.com, and Indiana Spatial Data Portal. These were evaluated to identify changes in land use and areas of potential environmental concern. Copies of the 1998 and 2003 aerial photographs are presented in Shovel Ready Site Graphics. The photographs are briefly described in the following paragraphs.

The 1938 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. One residential dwelling was apparent along the northern site boundary.

The 1957 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. One residential dwelling was apparent along the northern site boundary.

The 1964 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. One residential dwelling was apparent along the northern site boundary.

The 1972 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. One residential dwelling was apparent along the northern site boundary.

The 1986 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. The General Motor Fort Wayne Assembly plant was apparent on the adjacent property to the north of the site. One residential dwelling was apparent along the northern site boundary.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

The 1998 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. The General Motor Fort Wayne Assembly plant was apparent on the adjacent property to the north of the site. A commercial plant nursery was apparent on the adjacent property to the east of the site. One residential dwelling was apparent along the northern site boundary.

The 2003 aerial photograph showed the site as agricultural fields with a forested area along the southern property boundary. Much of the neighboring areas are agriculture fields. The General Motor Fort Wayne Assembly plant was apparent on the adjacent property to the north of the site. A commercial plant nursery was apparent on the adjacent property to the east of the site. One residential dwelling was apparent along the northern site boundary.

No readily apparent environmental concerns, such as landfills, stockpiled materials, or illegal dumping, were disclosed by reviewing the aerial photographs. Other past site activities, which may have had an adverse environmental impact to the site, was not readily apparent.

Regulatory Agency Records Review.

A review of regulatory agency records was conducted to determine use, generation, storage, treatment, or disposal of hazardous materials, or accidental release of such materials, which may impact the site. The regulatory records review at the Federal level included:

- National Priority List, including proposed NPL sites (NPL)
- Proposed National Priority List Site (Proposed NPL)
- National Priority List Deletions (Delisted NPL)
- Federal Superfund Liens (NPL RECOVERY)
- Comprehensive Environmental Response Compensation, and Liability Act Information System (CERCLIS)
- CERCLIS No Further Remedial Action Planned (CERC-NFRAP)
- Corrective Action Report (CORRACTS)
- Resource Conservation and Recovery Information System (RCRIS-TSDF)
- Resource Conservation and Recovery Information System (RCRIS-LQG)
- Resource Conservation and Recovery Information System (RCRIS-SQG)
- Emergency Response Notification System (ERNS)
- Hazardous Materials Information Reporting System (HMIRS)
- Engineering Controls Sites List (US ENG CONTROLS)
- Sites with Institutional Controls (US INST CONTROL)
- Department of Defense Sites (DOD)
- Formerly Used Defense Sites (FUDS)

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

- A Listing of Brownfields Sites (US BROWNFIELDS)
- Superfund (CERCLA) Consent Decrees (CONSENT)
- Records of Decision (ROD)
- Uranium Mill Tailings Sites (UMTRA)
- Open Dump Inventory (ODI)
- Toxic Chemical Release Inventory System (TRIS)
- FIFRA/ TSCA Tracking System – FIFRA (Federal Insecticide, Fungicide & Rodenticide Act/ TSCA (Toxic Substances Control Act) (FTTS)
- Section 7 Tracking Systems (SSTS)
- PCB Activity Database System (PADS)
- Material Licensing Tracking System (MLTS)
- Mines Master Index File (MINES)
- Facility Index System/ Facility Registry System (FINDS)
- RCRA Administrative Action Tracking System (RAATS)

At the State and Local level, regulatory records review included:

- List of Hazardous Waste Response Sites Scored Using the Indiana Scoring Model (SHWS)
- Indiana Permitted Solid Waste Facilities (SWF/LF),
- Voluntary Remediation Program Site List (VCP)
- Spills Incidents (IN Spills)
- Drycleaner Facility Listing (DRYCLEANERS)
- LUST Leaking Underground Storage Tank List (LUST)
- Indiana Registered Underground Storage Tanks (UST)
- Registered Bulk Fertilizer and Pesticide Storage Facilities (BULK)
- Sites with Restrictions (AUL)
- Brownfields Site List (BROWNSFIELDS)

At the Tribal level, regulatory records review included:

- Indian Reservations (INDIAN RESERV)

EDR Proprietary records reviews included:

- EDR Proprietary Manufactured Gas Plants (Manufactured Gas Plants)
- EDR Proprietary Historic Gas Station (EDR Historical Auto Stations)
- EDR Proprietary Historic Dry Cleaners (EDR Historical Cleaners)

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

FEDERAL

A discussion of the Federal ASTM Standard databases is included below.

1. The United States Environmental Protection Agency (USEPA) National Priorities List (NPL) was reviewed to identify any abandoned and/or not abandoned hazardous waste properties subject to remediation, within 1 mile of the site, which possibly pose a threat to life and/or the environment. The site was not included in this listing, nor was any properties within 1 mile of the site.
2. The USEPA Comprehensive Environmental Response, Compensation, and Liability Act Information System (CERCLIS) was reviewed to identify any potential and known hazardous waste properties within 0.5 miles of the site. The site was not included in this listing, nor were any facilities listed within 0.5 mile of the site.
3. The USEPA Corrective Action Report (CORRACTS) was reviewed to identify any hazardous waste handlers with RCRA corrective action activity within 1.0 mile of the site. The site was not included in this listing, nor was any properties within 1 mile of the site.
4. The USEPA Resource Conservation and Recovery Information System (RCRIS) listing was reviewed to:
 - a) identify any facilities within 1 mile of the site, which operate Treatment, Storage, and Disposal Facilities (TSDF's). The site was not included in this listing, nor was any properties within 0.5 mile of the site.
 - b) identify any Large and Small Quantity Generators (LQG and SQG respectively) of hazardous waste within a 0.25 mile radius of the site. The site was not included in this listing, nor was any properties within 0.25 mile of the site.
5. The USEPA Emergency Response Notification System (ERNS) records were reviewed to identify any unplanned releases of oil and hazardous substances on the target property. The site was not included in these records.

STATE

A discussion of the State ASTM Standard databases is included below.

1. The Indiana Department of Environmental Management (IDEM) List of Hazardous Waste Response Sites Scored Using the Indiana Scoring Model (SHWS) was reviewed to identify properties deemed by the state of Indiana for remediation, as well as properties designated for immediate removal within a 1 mile radius of the site. The site was not included in this listing, nor was any properties within 1 mile of the site.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

2. The Indiana Department of Environmental Management (IDEM) listing of Permitted Solid Waste Facilities (SWF) was reviewed to identify any regulated solid waste disposal facilities within 0.5 miles of the site. The site was not included in this listing, nor was any facilities within 0.5 mile of the site.
3. The Indiana Department of Environmental Management (IDEM) listing of Leaking Underground Storage Tanks (LUST's) was reviewed to identify LUST's within 0.5 mile of the site. The site was not included in this listing, nor was any properties within 0.5 mile of the site.
4. The Indiana Department of Environmental Management (IDEM) listing of Underground Storage Tanks (UST's) was reviewed to identify UST's within 0.25 mile of the site. It should be noted that IDEM's UST listing may not include farm and residential fuel tanks. The site was not included in this listing, nor was any properties within 0.5 mile of the site.
5. The Indiana Department of Environmental Management (IDEM) list of Voluntary Remediation Program sites that are no longer confidential was reviewed within 1.0 miles of the site. The site was not included in this listing, nor was any properties within 1 mile of the site.

LOCAL

1. An interview was conducted with Jack Gensic, a pollution control inspector of the Allen County Health Department. According to Mr. Gensic, no adverse impacts to environmental integrity on this site were apparent. However, Mr. Gensic sent a list of spills that have occurred at the General Motors Fort Wayne Assembly Plant, which is north of this site (Appendix B). The General Motors Fort Wayne Assembly Plant is approximately 0.25 mile north from the closest site boundary and is at a lower elevation than the site. Based on surface topography, as interpreted from the USGS topographic quadrangle map, the local groundwater at the General Motors Fort Wayne Assembly Plant is assumed to flow from west to east. This facility is regarded as a low potential environmental concern to the subject site.

The information gained from ESI's review of federal, state and local database records does not appear to pose a significant environmental concern to the site. Review of supplemental databases at the federal and state level did not reveal any potential environmental concerns. A detailed review of the data bases searched can be found in Appendix B.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

Field Reconnaissance.

Ms. Jennifer Manning, Environmental Scientists with Earth Source Inc., conducted a site visit on 04 April 2006 from 9:00 a.m. to 12:00 p.m. The weather was partly cloudy with a slight breeze with an ambient air temperature of approximately 60° F, and good visibility of the ground surface. The reconnaissance consisted of a pedestrian survey of the site. A Field Reconnaissance Plan is included as Figure S5.

CURRENT USE

The site is agricultural land with a forested area along the southern property boundary.

LEAD CONTAINING MATERIAL

Lead has been used in paints, gasoline, and distribution pipes for drinking water. Lead paints containing more than 0.06% lead by weight were banned from use in 1978 on the interiors and exteriors of residential surfaces. Lead pipes can be found primarily in buildings constructed prior to the 1920's. In 1986 the use of lead in public water distribution systems was banned.

Suspect lead containing material was not evident in the onsite. Should further determination demonstrate lead containing material to be present, such as debris that contains lead, should be disposed of in accordance with federal, state and local regulations.

POLYCHLORINATED BIPHENYLS (PCBs)

Polychlorinated Biphenyls (PCB's) are a group of organic compounds used since 1926 in some electrical transformers, light ballast's, electrical power panels, or similar electrical equipment and in coolants, lubricating oils, carbonless copy paper, adhesives, and caulking compounds. The EPA banned the use of PCB's in 1976.

Utility companies often own transformer equipment and typically assume the responsibility for repair or replacement of damaged or leaking units and for required cleanup or remediation activities. Indications of damage or leakage should be immediately reported to the responsible utility company.

No Evidence of PCBs or PCB-containing equipment (i.e., hydraulic systems, capacitors) was identified on the site. Should further determination demonstrate PCB containing items to be present, then the items containing PCB's should be disposed of in accordance with federal, state and local regulations.

UNDERGROUND STORAGE TANKS (UST's)

Visual inspection of the site for indicators of past or present UST's, such as pipes, vents, pumps, stains, was not apparent. In addition, the regulatory records review did not indicate evidence of past or present USTs onsite. As the site had a building present at one time, it is possible that USTs are present on site. Therefore, if during excavations or development

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

of the site, these USTs are encountered, the tanks should be closed in accordance with local, state and federal regulations.

ABOVEGROUND STORAGE TANKS (AST's)

Visual inspection of the site for indicators of past or present AST's, such as concrete pads or metal support structures were not apparent.

CHEMICAL AND WASTE DISPOSAL

Evidence that chemicals or hazardous materials were generated, treated, stored, or disposed onsite are not apparent during the site reconnaissance. The records review did not disclose information indicating that activities relating to hazardous wastes have historically occurred at the site.

SURROUNDING AREA USE

ESI personnel performed limited visual observations of the surrounding properties in an attempt to identify areas of potential risk to the site resulting from adjacent property activities. Observations of surrounding properties were limited to accessible public areas and areas that could be readily observed from the site property.

The area surrounding the site is an agricultural field, General Motors Fort Wayne Assembly plant, and a commercial plant nursery. More specifically, the site is bordered on the north by General Motors Fort Wayne Assembly plant and agricultural fields beyond; on the west and south by agricultural fields and residential properties and beyond; and on the east by a commercial plant nursery and agricultural fields beyond.

Considering the types of activities conducted at these adjacent properties, the need for further evaluation does not appear to be indicated at this time.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

III. CONCLUSIONS AND RECOMMENDATIONS

ESI has completed the Phase I Environmental Risk Assessment of the Shovel Ready Site Property, located in Allen County, Fort Wayne, Indiana.

The objective of this Phase I Environmental Risk Assessment was to determine the probability that the property is or can become a liability due to hazardous substances on and/or associated with the property, as well as to seek out environmental factors, which could restrict land use and development.

This Phase I Environmental Risk Assessment included field reconnaissance of the site and visual observation of surrounding properties, historical records review and interviews, review of regulatory records, and other related items. This information was reviewed to reach a recommendation regarding the potential of environmental hazards, which may affect development of this site.

The findings of this assessment did not disclose obvious environmental problems at the site and there appears to be a low potential for environmental impairment from current or past land usage or from surrounding properties. Therefore, no further evaluation is indicated at this time.

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

IV. SCOPE AND LIMITATIONS OF THE WORK

Professional services have been performed, findings obtained, and recommendations prepared in a professional standard of care. This statement is in lieu of other statements either expressed or implied. Earth Source, Inc. is not responsible for the independent conclusions, opinions or recommendations made by others based on the records review, site observations, field exploration, and laboratory test data, if any, presented in this report. Environmental evaluations are limited in that conclusions are drawn and recommendations developed from information obtained from limited research and site evaluation when studied. For these types of evaluations, it is often necessary to use information prepared by others and Earth Source, Inc. cannot be responsible for the accuracy of such information. Additionally, the passage of time may result in a change in the environmental characteristics at this site and surrounding properties. This report does not warrant against future operations or conditions, nor does this warrant operations or conditions present of a type or at a location not investigated. This report is not a regulatory compliance audit and is not intended to satisfy the requirements of any federal, state or local real estate transfer laws.

A Phase I Environmental Assessment does not include any subsurface investigations. Subsurface conditions may differ from the conditions implied by the surficial observations. This study is not intended to assess or otherwise determine if any soil contamination, waste emplacement, or groundwater contamination exists. These data are accessible only by subsurface material and groundwater sampling through the completion of soil borings and the installation of monitoring wells. The scope of work did not include these activities. No evaluation, no matter how thorough, can absolutely rule out the existence of hazardous materials at a given site. This assessment has been based upon prior site history and observable conditions. Although the results of this study suggest it is unlikely that hazardous materials exist at the site and that no further study is needed, existing hazardous materials and contaminants can escape detection using these methods.

Our conclusions regarding the potential environmental impact of nearby, off-site land uses on the subject site are based on readily available information from the environmental databases, the elevation and geographic location of the subject site, and the projected groundwater flow direction. A detailed file review of each nearby land use was beyond the scope of this work. Actual groundwater conditions can only be determined through the installation of monitoring wells.

Earth Source, Inc. reviewed past ownership of the project site in an attempt to determine past site usage. Earth Source, Inc. is not a professional title insurance firm and makes no guarantee, explicit or implied, that the listing which was reviewed represented a comprehensive delineation of past site ownership or tenancy for legal purposes.

Earth Source, Inc. does not warrant the correctness, completeness, currentness, merchantability, or fitness of any information related to the public records review. Information provided in this report is not the product of an independent review conducted by Earth Source, Inc, but is only publicly available environmental information maintained by federal, state and local government agencies.

Earth Source, Inc. does not assume and specifically disclaims any and all responsibility or entity arising from Earth Source, Inc.'s professional acts, errors and/or omissions related in any way to the work performed in preparation of the environmental assessment or any reliance or action taken on the environmental assessment. No warranties, expressed or implied, are given or made.

PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE

V. REFERENCES

Geographic References

Aerial Photographs

1938 – Allen County Surveyor Office
1957 – Allen County Surveyor Office
1964 – Allen County Surveyor Office
1972 – Allen County Surveyor Office
1986 – Allen County Surveyor Office
1998 – Terraserver.com
2003 – Indiana Spatial Data Portal

Soil Conservation Service

Soil Survey of Allen County, Indiana: U.S. Department of Agriculture in Cooperation with the Purdue Agriculture Experiment Station. 1978.

U.S. Department of the Interior: Fish and Wildlife Service

1981 – National Wetland Inventory
Zanesville, Indiana

USGS 7.5 Minute Topographic Map

Zanesville, Indiana: USGS 7.5-Minute Quadrangle Map

Documentation

1) Environmental Data Resources, Inc. Radius Map with Geocheck Inq. # 1644698.10s

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

VI. SITE OWNERSHIP HISTORY

T29N, R 11E, Sec. 20
Zanesville Township
Shovel Ready Site
Fort Wayne, Indiana

Parcel 02-16-20-100-006-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Joseph Clancy	Geraldine Clancy	10/18/1994
Geraldine Clancy	Charles & Irene Gemmer	09/28/1965

Parcel 02-16-20-100-007-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Ronald Hohenbrink	Martin Hohenbrink	05/27/2005
Martin Hohenbrink	Norman & Jouce Weible	03/29/1996
Norman & Jouce Weible	Wayne Demo	03/29/1996
Wayne Demo	Paul Romey	08/28/1984
Paul Romey	Charles & Dorothy Latourrette	07/28/1984
Charles & Dorothy Latourrette	Charles Latourrette	04/16/1973

Parcel 02-16-20-100-001-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Joseph Clancy	Geraldine Clancy	10/18/1994
Geraldine Clancy	Charles & Irene Gemmer	09/28/1965

Parcel 02-16-20-100-003-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Joseph Clancy	Charles & Irene Gemmer	09/28/1965

**PHASE ONE ENVIRONMENTAL RISK ASSESSMENT
SHOVEL READY SITE**

Parcel 02-16-20-100-004-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Ronald Hohenbrink	Martin Hohenbrink	05/27/2005
Martin Hohenbrink	Norman & Jouce Weible	03/29/1996
Norman & Jouce Weible	Wayne Demo	03/29/1996
Wayne Demo	Paul Romey	08/28/1984
Paul Romey	Charles & Dorothy Latourrette	07/28/1984
Charles & Dorothy Latourrette	Charles Latourrette	04/16/1973

Parcel 02-16-20-200-001-000-048

<u>GRANTOR</u>	<u>GRANTEE</u>	<u>DATE RECORDED</u>
Michael & John McLaughlin *		11/26/86

*Data failure within Allen County Auditors Office.

APPENDIX A

PHOTOGRAPHIC DOCUMENTATION

APPENDIX A
ENVIRONMENTAL RISK ASSESSMENT – SHOVEL READY SITE



1. View along northern property boundary. April 4, 2006.



3. View along southern property boundary. April 4, 2006.



2. View along western property boundary. April 4, 2006.



4. View along eastern property boundary. April 4, 2006.

APPENDIX A
ENVIRONMENTAL RISK ASSESSMENT – SHOVEL READY SITE



5. View of adjacent properties to north. April 4, 2006.



7. View of adjacent properties to north. April 4, 2006.



6. View of adjacent properties to east. April 4, 2006.



8. View of adjacent properties to south. April 4, 2006.

APPENDIX A
ENVIRONMENTAL RISK ASSESSMENT – SHOVEL READY SITE



9. View of Agricultural Field. April 4, 2006.



10. View of Forested Area. April 4, 2006.

APPENDIX B
RECORDS SEARCH



"Linking Technology with Tradition"®

Sanborn® Map Report

Ship To: Jennifer Manning
Earth Source, Inc.
14921 Hand Road
Fort Wayne, IN 46814

Order Date: 3/30/2006 **Completion Date:** 3/30/2006
Inquiry #: 1644698.11
P.O. #: NA
Site Name: Allen Co. Shovel Ready Site

Customer Project: NA
5010213ERK 260-489-8511

Address: Lafayette Center Road
City/State: Fort Wayne, IN 46783
Cross Streets:

This document reports that the largest and most complete collection of Sanborn fire insurance maps has been reviewed based on client supplied information, and fire insurance maps depicting the target property at the specified address were not identified.

NO COVERAGE

This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OF DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT. Purchaser accepts this Report AS IS. Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.



EDR® Environmental
Data Resources Inc

The EDR Radius Map™ Report

**Allen Co. Shovel Ready Site
Lafayette Center Road
Fort Wayne, IN 46783**

Inquiry Number: 1644698.10s

March 30, 2006

The Standard in Environmental Risk Management Information

440 Wheelers Farms Road
Milford, Connecticut 06461

Nationwide Customer Service

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

TABLE OF CONTENTS

<u>SECTION</u>	<u>PAGE</u>
Executive Summary	ES1
Overview Map	2
Detail Map	3
Map Findings Summary	4
Map Findings	6
Orphan Summary	7
Government Records Searched/Data Currency Tracking	GR-1
 <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-9

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 was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

LAFAYETTE CENTER ROAD
FORT WAYNE, IN 46783

COORDINATES

Latitude (North): 40.957200 - 40° 57' 25.9"
Longitude (West): 85.307800 - 85° 18' 28.1"
Universal Transverse Mercator: Zone 16
UTM X (Meters): 642415.4
UTM Y (Meters): 4535173.0
Elevation: 851 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 40085-H3 ZANESVILLE, IN
Most Recent Revision: 1972

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 search radius around the target property for the following databases:

FEDERAL RECORDS

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
Delisted NPL..... National Priority List Deletions
NPL RECOVERY..... Federal Superfund Liens
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP..... CERCLIS No Further Remedial Action Planned
CORRACTS..... Corrective Action Report
RCRA-TSDF..... Resource Conservation and Recovery Act Information
RCRA-LQG..... Resource Conservation and Recovery Act Information

EXECUTIVE SUMMARY

RCRA-SQG	Resource Conservation and Recovery Act Information
ERNS	Emergency Response Notification System
HMIRS	Hazardous Materials Information Reporting System
US ENG CONTROLS	Engineering Controls Sites List
US INST CONTROL	Sites with Institutional Controls
DOD	Department of Defense Sites
FUDS	Formerly Used Defense Sites
US BROWNFIELDS	A Listing of Brownfields Sites
CONSENT	Superfund (CERCLA) Consent Decrees
ROD	Records Of Decision
UMTRA	Uranium Mill Tailings Sites
ODI	Open Dump Inventory
TRIS	Toxic Chemical Release Inventory System
TSCA	Toxic Substances Control Act
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
SSTS	Section 7 Tracking Systems
PADS	PCB Activity Database System
MLTS	Material Licensing Tracking System
MINES	Mines Master Index File
FINDS	Facility Index System/Facility Registry System
RAATS	RCRA Administrative Action Tracking System

STATE AND LOCAL RECORDS

SHWS	List of Hazardous Waste Response Sites Scored Using the Indiana Scoring Model
SWF/LF	Permitted Solid Waste Facilities
LUST	Lust Leaking Underground Storage Tank List
UST	Indiana Registered Underground Storage Tanks
BULK	Registered Bulk Fertilizer and Pesticide Storage Facilities
IN Spills	Spills Incidents
AUL	Sites with Restrictions
VCP	Voluntary Remediation Program Site List
DRYCLEANERS	Drycleaner Facility Listing
BROWNFIELDS	Brownfields Site List

TRIBAL RECORDS

INDIAN RESERV	Indian Reservations
----------------------	---------------------

EDR PROPRIETARY RECORDS

Manufactured Gas Plants	EDR Proprietary Manufactured Gas Plants
EDR Historical Auto Stations	EDR Proprietary Historic Gas Stations
EDR Historical Cleaners	EDR Proprietary Historic Dry Cleaners

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were not identified.

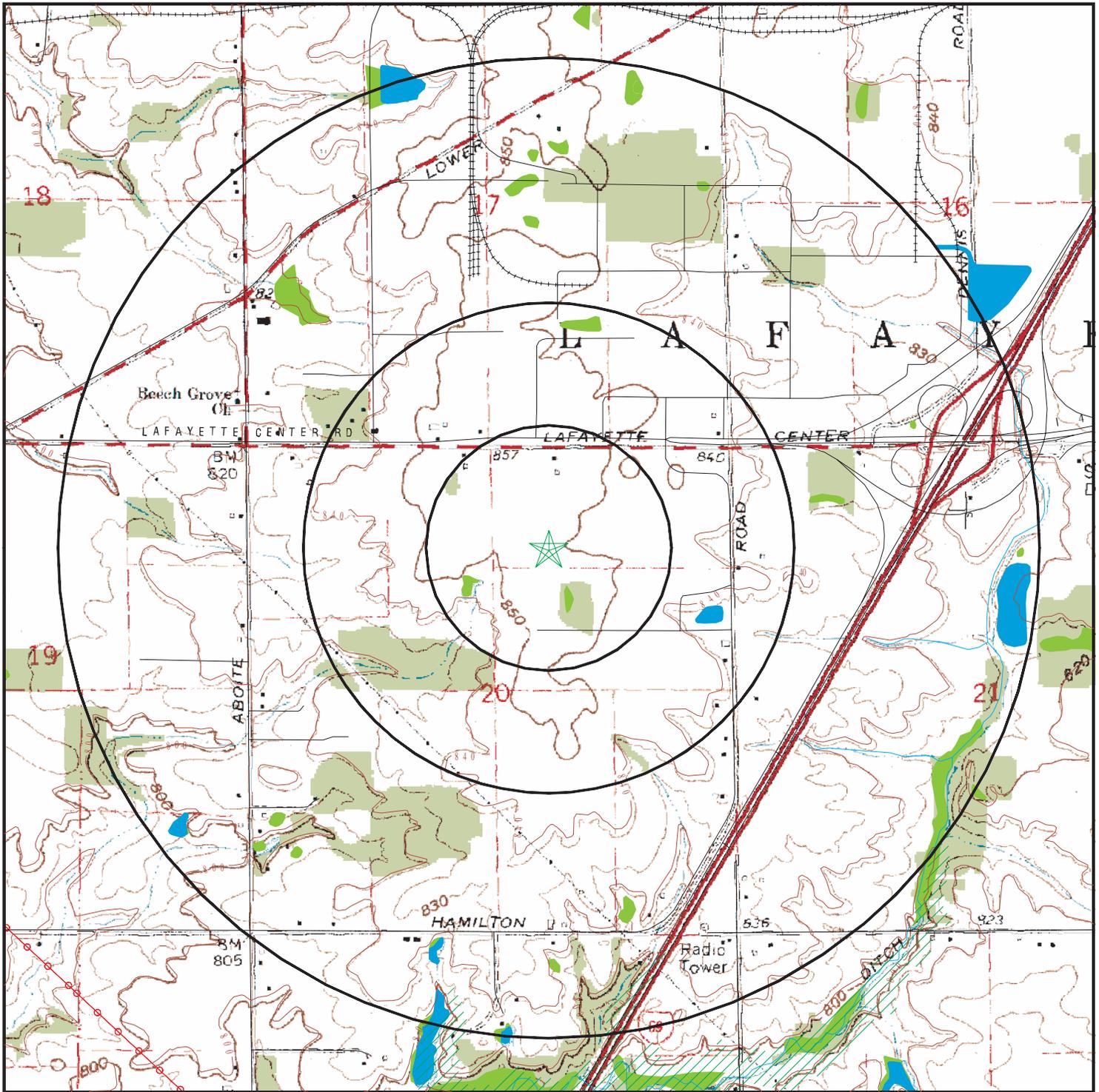
Unmappable (orphan) sites are not considered in the foregoing analysis.

EXECUTIVE SUMMARY

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

<u>Site Name</u>	<u>Database(s)</u>
INDLAND OIL	LUST
JOHNSON JUNCTION #7	LUST, UST
FORT WAYNE REDUCTION SITE	ERNS
5225 OLD MAUMEE ROAD FORT WAYNE REDUCTION SITE	ERNS

OVERVIEW MAP - 1644698.10s



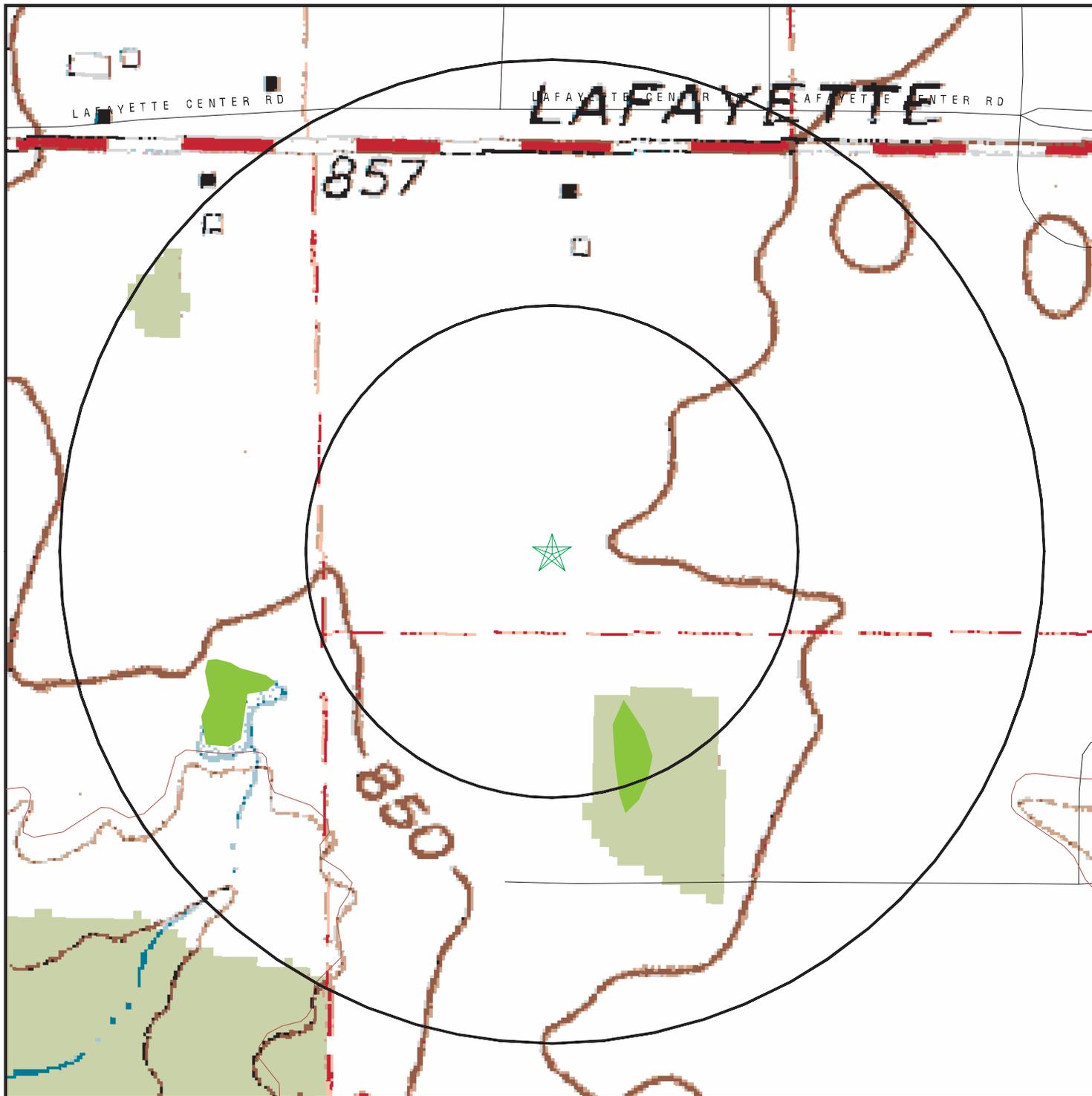
- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ▨ National Priority List Sites
- ▨ Landfill Sites
- ▨ Dept. Defense Sites
- ▨ Indian Reservations BIA
- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- ▨ Federal Wetlands

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Allen Co. Shovel Ready Site
 ADDRESS: Lafayette Center Road
 Fort Wayne IN 46783
 LAT/LONG: 40.9572 / 85.3078

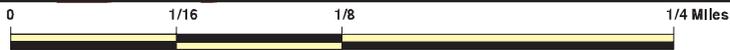
CLIENT: Earth Source, Inc.
 CONTACT: Jennifer Manning
 INQUIRY #: 1644698.10s
 DATE: March 30, 2006

DETAIL MAP - 1644698.10s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Landfill Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Oil & Gas pipelines
- 100-year flood zone
- 500-year flood zone
- Federal Wetlands



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SITE NAME: Allen Co. Shovel Ready Site
 ADDRESS: Lafayette Center Road
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 LAT/LONG: 40.9572 / 85.3078

CLIENT: Earth Source, Inc.
 CONTACT: Jennifer Manning
 INQUIRY #: 1644698.10s
 DATE: March 30, 2006

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 RECORDS</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
Delisted NPL		1.000	0	0	0	0	NR	0
NPL RECOVERY	TP		NR	NR	NR	NR	NR	0
CERCLIS		0.500	0	0	0	NR	NR	0
CERC-NFRAP		0.500	0	0	0	NR	NR	0
CORRACTS		1.000	0	0	0	0	NR	0
RCRA TSD		0.500	0	0	0	NR	NR	0
RCRA Lg. Quan. Gen.		0.250	0	0	NR	NR	NR	0
RCRA Sm. Quan. Gen.		0.250	0	0	NR	NR	NR	0
ERNS	TP		NR	NR	NR	NR	NR	0
HMIRS	TP		NR	NR	NR	NR	NR	0
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
FUDS		1.000	0	0	0	0	NR	0
US BROWNFIELDS		0.500	0	0	0	NR	NR	0
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
UMTRA		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
<u>STATE AND LOCAL RECORDS</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	0	0	NR	NR	0
UST		0.250	0	0	NR	NR	NR	0
BULK		0.250	0	0	NR	NR	NR	0
IN Spills	TP		NR	NR	NR	NR	NR	0
AUL		0.500	0	0	0	NR	NR	0
VCP		0.500	0	0	0	NR	NR	0
DRYCLEANERS		0.250	0	0	NR	NR	NR	0
BROWNFIELDS		0.500	0	0	0	NR	NR	0
<u>TRIBAL RECORDS</u>								
INDIAN RESERV		1.000	0	0	0	0	NR	0
<u>EDR PROPRIETARY RECORDS</u>								
Manufactured Gas Plants		1.000	0	0	0	0	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Target Property</u>	<u>Search Distance (Miles)</u>	<u>< 1/8</u>	<u>1/8 - 1/4</u>	<u>1/4 - 1/2</u>	<u>1/2 - 1</u>	<u>> 1</u>	<u>Total Plotted</u>
EDR Historical Auto Stations		0.250	0	0	NR	NR	NR	0
EDR Historical Cleaners		0.250	0	0	NR	NR	NR	0

NOTES:

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

Site

Database(s)

EDR ID Number
EPA ID Number

NO SITES FOUND

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
FORT WAYNE	94370896	FORT WAYNE REDUCTION SITE	FORT WAYNE REDUCTION SITE		ERNS
FORT WAYNE	93331836	5225 OLD MAUMEE ROAD FORT WAYNE REDUCTION SITE	5225 OLD MAUMEE ROAD FORT WAYNE REDUCTION SITE		ERNS
ROANOKE	U003209522	INDLAND OIL	SR 24	46783	LUST
ROANOKE	U001080218	JOHNSON JUNCTION #7	9107 N HWY 24 E	46783	LUST, 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.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

FEDERAL RECORDS

NPL: National Priority List

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: 11/29/2005	Source: EPA
Date Data Arrived at EDR: 01/31/2006	Telephone: N/A
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 03/01/2006
Number of Days to Update: 27	Next Scheduled EDR Contact: 05/01/2006
	Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 8
Telephone: 303-312-6774

EPA Region 4
Telephone 404-562-8033

Proposed NPL: Proposed National Priority List Sites

Date of Government Version: 11/29/2005	Source: EPA
Date Data Arrived at EDR: 01/31/2006	Telephone: N/A
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 03/01/2006
Number of Days to Update: 27	Next Scheduled EDR Contact: 05/01/2006
	Data Release Frequency: Quarterly

DELISTED NPL: National Priority List Deletions

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: 11/29/2005	Source: EPA
Date Data Arrived at EDR: 01/31/2006	Telephone: N/A
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 03/01/2006
Number of Days to Update: 27	Next Scheduled EDR Contact: 05/01/2006
	Data Release Frequency: Quarterly

NPL RECOVERY: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by 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 received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 03/06/2006
Number of Days to Update: 56	Next Scheduled EDR Contact: 05/22/2006
	Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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

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: 10/24/2005	Source: EPA
Date Data Arrived at EDR: 12/21/2005	Telephone: 703-413-0223
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/21/2006
Number of Days to Update: 40	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Quarterly

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 10/24/2005	Source: EPA
Date Data Arrived at EDR: 12/21/2005	Telephone: 703-413-0223
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/21/2006
Number of Days to Update: 40	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Quarterly

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 12/29/2005	Source: EPA
Date Data Arrived at EDR: 01/11/2006	Telephone: 800-424-9346
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 03/06/2006
Number of Days to Update: 41	Next Scheduled EDR Contact: 06/05/2006
	Data Release Frequency: Quarterly

RCRA: Resource Conservation and Recovery Act Information

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. RCRAInfo replaces the data recording and reporting abilities of the Resource Conservation and Recovery Information System (RCRIS). The database 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). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month. Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month. Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month. Transporters are individuals or entities that move hazardous waste from the generator off-site to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 12/15/2005	Source: EPA
Date Data Arrived at EDR: 12/28/2005	Telephone: 800-424-9346
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/01/2006
Number of Days to Update: 33	Next Scheduled EDR Contact: 04/24/2006
	Data Release Frequency: Quarterly

ERNS: Emergency Response Notification System

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

Date of Government Version: 12/31/2005	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 01/12/2006	Telephone: 202-260-2342
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 01/12/2006
Number of Days to Update: 40	Next Scheduled EDR Contact: 04/24/2006
	Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

HMIRS: Hazardous Materials Information Reporting System

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

Date of Government Version: 12/31/2005	Source: U.S. Department of Transportation
Date Data Arrived at EDR: 01/16/2006	Telephone: 202-366-4555
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 01/16/2006
Number of Days to Update: 36	Next Scheduled EDR Contact: 04/17/2006
	Data Release Frequency: Annually

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 08/02/2005	Source: Environmental Protection Agency
Date Data Arrived at EDR: 08/12/2005	Telephone: 703-603-8867
Date Made Active in Reports: 10/06/2005	Last EDR Contact: 03/03/2006
Number of Days to Update: 55	Next Scheduled EDR Contact: 07/03/2006
	Data Release Frequency: Varies

US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 01/10/2005	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/11/2005	Telephone: 703-603-8867
Date Made Active in Reports: 04/06/2005	Last EDR Contact: 03/03/2006
Number of Days to Update: 54	Next Scheduled EDR Contact: 07/03/2006
	Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2004	Source: USGS
Date Data Arrived at EDR: 02/08/2005	Telephone: 703-692-8801
Date Made Active in Reports: 08/04/2005	Last EDR Contact: 02/06/2006
Number of Days to Update: 177	Next Scheduled EDR Contact: 05/08/2006
	Data Release Frequency: Semi-Annually

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/05/2005	Source: U.S. Army Corps of Engineers
Date Data Arrived at EDR: 01/19/2006	Telephone: 202-528-4285
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 01/19/2006
Number of Days to Update: 33	Next Scheduled EDR Contact: 04/03/2006
	Data Release Frequency: Varies

US BROWNFIELDS: A Listing of Brownfields Sites

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 11/29/2005	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/05/2005	Telephone: 202-566-2777
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/13/2006
Number of Days to Update: 56	Next Scheduled EDR Contact: 06/12/2006
	Data Release Frequency: Semi-Annually

CONSENT: Superfund (CERCLA) Consent Decrees

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: 12/14/2004	Source: Department of Justice, Consent Decree Library
Date Data Arrived at EDR: 02/15/2005	Telephone: Varies
Date Made Active in Reports: 04/25/2005	Last EDR Contact: 03/13/2006
Number of Days to Update: 69	Next Scheduled EDR Contact: 04/24/2006
	Data Release Frequency: Varies

ROD: Records Of Decision

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

Date of Government Version: 12/07/2005	Source: EPA
Date Data Arrived at EDR: 01/06/2006	Telephone: 703-416-0223
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 01/04/2006
Number of Days to Update: 46	Next Scheduled EDR Contact: 04/03/2006
	Data Release Frequency: Annually

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 11/04/2005	Source: Department of Energy
Date Data Arrived at EDR: 11/28/2005	Telephone: 505-845-0011
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/20/2006
Number of Days to Update: 63	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Varies

ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985	Source: Environmental Protection Agency
Date Data Arrived at EDR: 08/09/2004	Telephone: 800-424-9346
Date Made Active in Reports: 09/17/2004	Last EDR Contact: 06/09/2004
Number of Days to Update: 39	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

TRIS: Toxic Chemical Release Inventory System

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: 12/31/2003	Source: EPA
Date Data Arrived at EDR: 07/13/2005	Telephone: 202-566-0250
Date Made Active in Reports: 08/17/2005	Last EDR Contact: 03/21/2006
Number of Days to Update: 35	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Annually

TSCA: Toxic Substances Control Act

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: 12/31/2002	Source: EPA
Date Data Arrived at EDR: 04/27/2004	Telephone: 202-260-5521
Date Made Active in Reports: 05/21/2004	Last EDR Contact: 03/06/2006
Number of Days to Update: 24	Next Scheduled EDR Contact: 04/17/2006
	Data Release Frequency: Every 4 Years

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

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: 01/17/2006	Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Date Data Arrived at EDR: 01/24/2006	Telephone: 202-566-1667
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 03/20/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Quarterly

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

Date of Government Version: 01/17/2006	Source: EPA
Date Data Arrived at EDR: 01/24/2006	Telephone: 202-566-1667
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 03/20/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/19/2006
	Data Release Frequency: Quarterly

SSTS: Section 7 Tracking Systems

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: 12/31/2003	Source: EPA
Date Data Arrived at EDR: 01/03/2005	Telephone: 202-564-4203
Date Made Active in Reports: 01/25/2005	Last EDR Contact: 03/06/2006
Number of Days to Update: 22	Next Scheduled EDR Contact: 04/17/2006
	Data Release Frequency: Annually

PADS: PCB Activity Database System

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: 12/27/2005	Source: EPA
Date Data Arrived at EDR: 02/08/2006	Telephone: 202-566-0500
Date Made Active in Reports: 02/27/2006	Last EDR Contact: 02/08/2006
Number of Days to Update: 19	Next Scheduled EDR Contact: 05/08/2006
	Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

MLTS: Material Licensing Tracking System

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: 10/18/2005	Source: Nuclear Regulatory Commission
Date Data Arrived at EDR: 10/31/2005	Telephone: 301-415-7169
Date Made Active in Reports: 12/20/2005	Last EDR Contact: 02/08/2006
Number of Days to Update: 50	Next Scheduled EDR Contact: 04/03/2006
	Data Release Frequency: Quarterly

MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 11/08/2005	Source: Department of Labor, Mine Safety and Health Administration
Date Data Arrived at EDR: 12/27/2005	Telephone: 303-231-5959
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/29/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Semi-Annually

FINDS: Facility Index System/Facility Registry System

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: 01/09/2006	Source: EPA
Date Data Arrived at EDR: 01/16/2006	Telephone: N/A
Date Made Active in Reports: 02/21/2006	Last EDR Contact: 01/03/2006
Number of Days to Update: 36	Next Scheduled EDR Contact: 04/03/2006
	Data Release Frequency: Quarterly

RAATS: RCRA Administrative Action Tracking System

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: 04/17/1995	Source: EPA
Date Data Arrived at EDR: 07/03/1995	Telephone: 202-564-4104
Date Made Active in Reports: 08/07/1995	Last EDR Contact: 03/06/2006
Number of Days to Update: 35	Next Scheduled EDR Contact: 06/05/2006
	Data Release Frequency: No Update Planned

BRS: Biennial Reporting System

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: 12/31/2003	Source: EPA/NTIS
Date Data Arrived at EDR: 06/17/2005	Telephone: 800-424-9346
Date Made Active in Reports: 08/04/2005	Last EDR Contact: 03/17/2006
Number of Days to Update: 48	Next Scheduled EDR Contact: 06/12/2006
	Data Release Frequency: Biennially

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

STATE AND LOCAL RECORDS

SHWS: List of Hazardous Waste Response Sites Scored Using the Indiana Scoring Model

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: 04/25/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 07/11/2005	Telephone: 317-308-3052
Date Made Active in Reports: 08/03/2005	Last EDR Contact: 02/17/2006
Number of Days to Update: 23	Next Scheduled EDR Contact: 03/27/2006
	Data Release Frequency: Annually

SWF/LF: Permitted Solid Waste Facilities

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: 11/22/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 02/02/2006	Telephone: 317-232-0066
Date Made Active in Reports: 03/06/2006	Last EDR Contact: 01/11/2006
Number of Days to Update: 32	Next Scheduled EDR Contact: 04/10/2006
	Data Release Frequency: Semi-Annually

LUST: Lust Leaking Underground Storage Tank List

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: 12/01/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 12/27/2005	Telephone: 317-308-3008
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/29/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Annually

UST: Indiana Registered Underground Storage Tanks

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: 12/01/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 12/27/2005	Telephone: 317-308-3008
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/29/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Quarterly

BULK: Registered Bulk Fertilizer and Pesticide Storage Facilities

A listing of registered dry or liquid bulk fertilizer and pesticide storage facilities.

Date of Government Version: 12/12/2005	Source: Office of Indiana State Chemist
Date Data Arrived at EDR: 12/12/2005	Telephone: 765-494-0579
Date Made Active in Reports: 01/06/2006	Last EDR Contact: 03/13/2006
Number of Days to Update: 25	Next Scheduled EDR Contact: 06/12/2006
	Data Release Frequency: Varies

SPILLS: Spills Incidents

Date of Government Version: 12/20/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 12/27/2005	Telephone: 317-308-3038
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/29/2006
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

AUL: Sites with Restrictions

Activity and use limitations include both engineering controls and institutional controls. A listing of Comfort/Site Status Letter sites that have been issued with controls.

Date of Government Version: 01/09/2006	Source: Department of Environmental Management
Date Data Arrived at EDR: 01/09/2006	Telephone: 317-232-8603
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/27/2006
Number of Days to Update: 21	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Varies

VCP: Voluntary Remediation Program Site List

A current list of Voluntary Remediation Program sites that are no longer confidential.

Date of Government Version: 01/10/2006	Source: Department of Environmental Management
Date Data Arrived at EDR: 02/07/2006	Telephone: 317-234-0966
Date Made Active in Reports: 03/06/2006	Last EDR Contact: 02/07/2006
Number of Days to Update: 27	Next Scheduled EDR Contact: 05/08/2006
	Data Release Frequency: Semi-Annually

DRYCLEANERS: Drycleaner Facility Listing

A list of drycleaners involved in the Indiana 5-Star Environmental Recognition Program. It is a voluntary program that ranks participating drycleaners on a scale of one to five stars. The program recognizes those drycleaners willing to do more for the environment and worker safety than the rules require. These drycleaners are going above and beyond the rules to protect the environment, their employees and their neighbors and customers.

Date of Government Version: 10/17/2005	Source: Department of Environmental Management
Date Data Arrived at EDR: 01/09/2006	Telephone: 800-988-7901
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 01/09/2006
Number of Days to Update: 21	Next Scheduled EDR Contact: 04/10/2006
	Data Release Frequency: Varies

BROWNFIELDS: Brownfields Site List

A brownfield site is an industrial or commercial property that is abandoned, inactive, or underutilized, on which expansion or redevelopment is complicated due to the actual or perceived environmental contamination.

Date of Government Version: 01/09/2006	Source: Department of Environmental Management
Date Data Arrived at EDR: 01/09/2006	Telephone: 317-233-2570
Date Made Active in Reports: 01/30/2006	Last EDR Contact: 03/27/2006
Number of Days to Update: 21	Next Scheduled EDR Contact: 06/26/2006
	Data Release Frequency: Semi-Annually

TRIBAL RECORDS

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2004	Source: USGS
Date Data Arrived at EDR: 02/08/2005	Telephone: 202-208-3710
Date Made Active in Reports: 08/04/2005	Last EDR Contact: 02/06/2006
Number of Days to Update: 177	Next Scheduled EDR Contact: 05/08/2006
	Data Release Frequency: Semi-Annually

EDR PROPRIETARY RECORDS

Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Historical Auto Stations: EDR Proprietary Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Historical Cleaners: EDR Proprietary Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

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: 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.

Electric Power Transmission Line Data

Source: PennWell Corporation
Telephone: (800) 823-6277

This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

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.

AHA Hospitals:

Source: American Hospital Association, Inc.
Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: child Care Listing

Source: Family & Social Services Administration

Telephone: 317-232-4740

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.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

ALLEN CO. SHOVEL READY SITE
LAFAYETTE CENTER ROAD
FORT WAYNE, IN 46783

TARGET PROPERTY COORDINATES

Latitude (North):	40.95720 - 40° 57' 25.9"
Longitude (West):	85.3078 - 85° 18' 28.1"
Universal Tranverse Mercator:	Zone 16
UTM X (Meters):	642415.4
UTM Y (Meters):	4535173.0
Elevation:	851 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	40085-H3 ZANESVILLE, IN
Most Recent Revision:	1972

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.

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.

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).

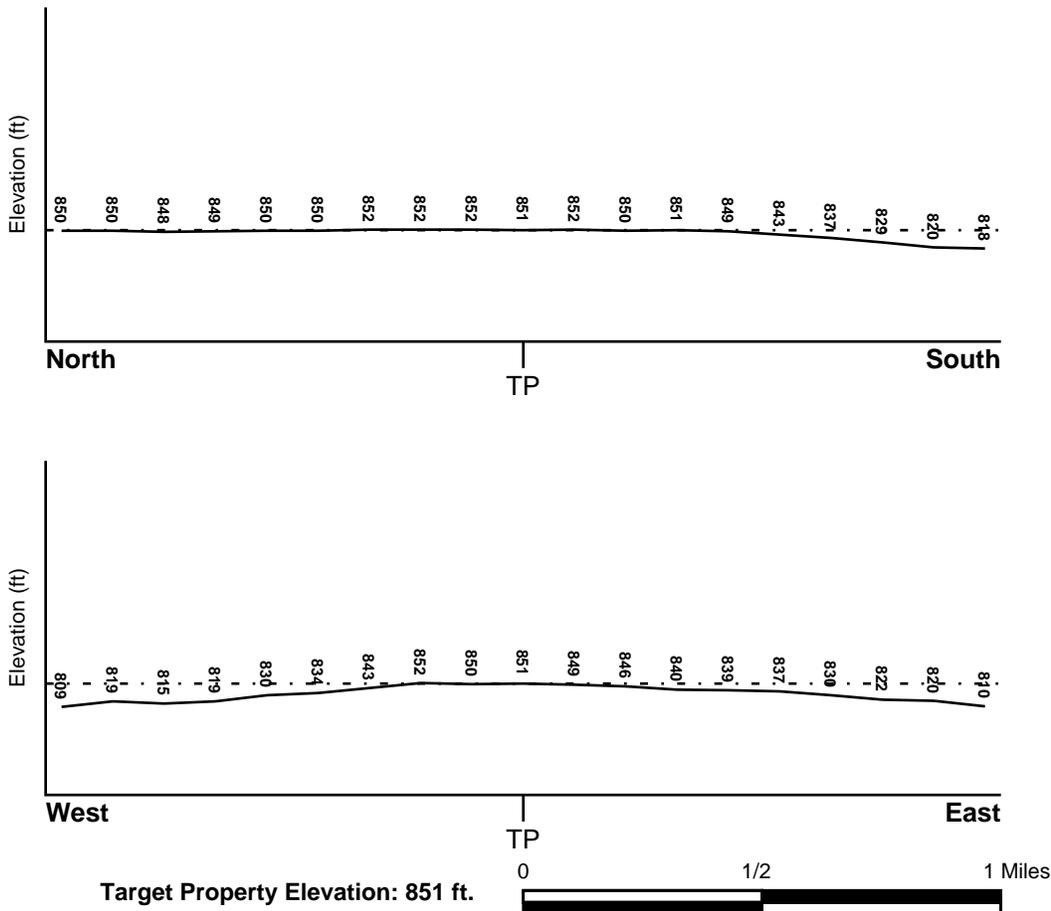
TOPOGRAPHIC INFORMATION

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.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General ESE

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' 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.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

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> ALLEN, IN	<u>FEMA Flood Electronic Data</u> YES - refer to the Overview Map and Detail Map
Flood Plain Panel at Target Property:	18003C0360D
Additional Panels in search area:	Not Reported

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u> ZANESVILLE	<u>NWI Electronic 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.

AQUIFLOW®

Search Radius: 1.000 Mile.

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		

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

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: Paleozoic
System: Silurian
Series: Middle Silurian (Niagoaran)
Code: S2 *(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: PEWAMO
Soil Surface Texture: silty clay loam
Hydrologic Group: Class C/D - Drained/undrained hydrology class of soils that can be drained and classified.
Soil Drainage Class: Not reported
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

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

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	13 inches	silty clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), Lean Clay Soils.	Max: 2.00 Min: 0.60	Max: 7.30 Min: 6.10
2	13 inches	37 inches	clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), Lean Clay Soils.	Max: 0.60 Min: 0.20	Max: 7.80 Min: 5.60
3	37 inches	60 inches	clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), Lean Clay Soils.	Max: 0.60 Min: 0.20	Max: 8.40 Min: 7.40

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: silt loam
loam
sapric material

Surficial Soil Types: silt loam
loam
sapric material

Shallow Soil Types: silty clay

Deeper Soil Types: silty clay loam
clay
stratified
silt loam
sapric material

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

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

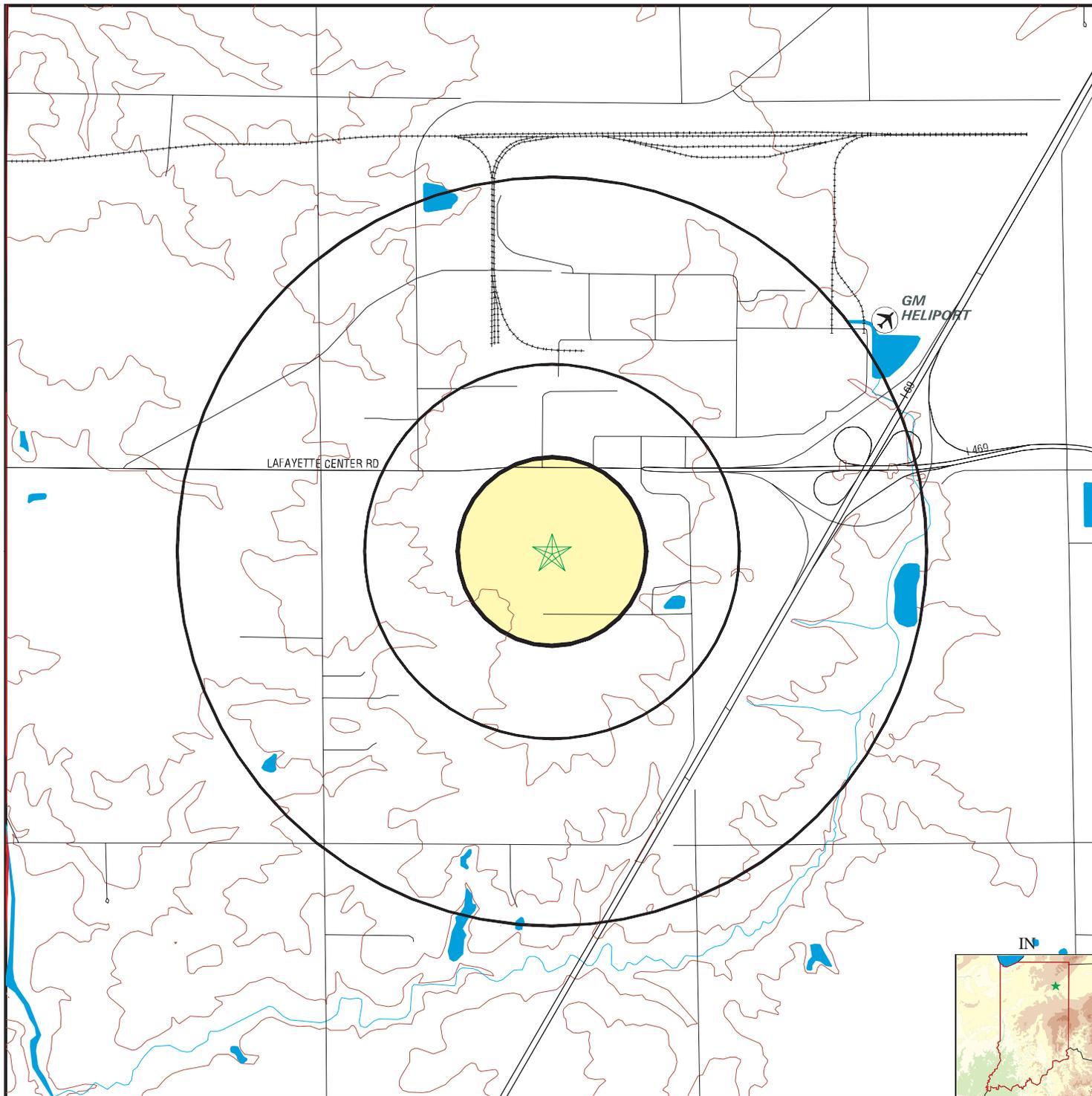
<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

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		

PHYSICAL SETTING SOURCE MAP - 1644698.10s



-  County Boundary
-  Major Roads
-  Contour Lines
-  Airports
-  Earthquake epicenter, Richter 5 or greater
-  Water Wells
-  Public Water Supply Wells
-  Cluster of Multiple Icons

-  Groundwater Flow Direction
-  Indeterminate Groundwater Flow at Location
-  Groundwater Flow Varies at Location



SITE NAME: Allen Co. Shovel Ready Site
 ADDRESS: Lafayette Center Road
 Fort Wayne IN 46783
 LAT/LONG: 40.9572 / 85.3078

CLIENT: Earth Source, Inc.
 CONTACT: Jennifer Manning
 INQUIRY #: 1644698.10s
 DATE: March 30, 2006

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

State Database: IN Radon

Radon Test Results

City	County	Zip	Result
LEO	ALLEN	46783	1.5
LEO	ALLEN	46783	2.799999952316284
LEO	ALLEN	46783	3
LEO	ALLEN	46783	5.900000095367432
LEO	ALLEN	46783	8.5
LEO	ALLEN	46783	5.400000095367432
LEO	ALLEN	46783	5.900000095367432
LEO	ALLEN	46783	0.40000005960465
LEO	ALLEN	46783	1.600000023841858
FORT WAYNE	ALLEN	46783	1.100000023841858
LARWILL	NO. BLC	46783	0.300000011920929
LARWILL	NO. BLC	46783	0.300000011920929
LAOTTO	DEKALB	46783	1.303500056266785
LAOTTO	NOBLE	46783	3.900000095367432
LAOTTO	NOBLE	46783	3.400000095367432
LAGRANGE		46783	2.599999904632568
LAGRANGE	LAGRANGE	46783	2.599999904632568
LAGRANGE	LAGRANGE	46783	3.799999952316284

Federal EPA Radon Zone for ALLEN County: 1

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 ALLEN COUNTY, IN

Number of sites tested: 83

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	2.688 pCi/L	88%	11%	1%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	3.269 pCi/L	78%	20%	1%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

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

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation 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.

SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

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: 202-564-3750

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: USGS National Water Inventory System (NWIS)

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 wells, springs, and other sources of groundwater.

STATE RECORDS

Public Water Supply Wells

Source: Department of Environmental Management

Telephone: 317-308-3323

Community and non-community drinking water wells.

OTHER STATE DATABASE INFORMATION

RADON

State Database: IN Radon

Source: Department of Health

Telephone: 317-233-7148

Radon Test Results

Area Radon Information

Source: USGS

Telephone: 703-356-4020

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: 703-356-4020

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

OTHER

Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STREET AND ADDRESS INFORMATION

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1 E. Main Street • 5th Floor • Fort Wayne, IN 46802

Phone: (260) 449-7561 • Fax: (260) 427-1391 • www.fw-ac-deptohealth.com

FAX NUMBER: (260) 427-1391

DATE: 5-8-06

FAX COVER LETTER

PLEASE DELIVER THE FOLLOWING PAGE (S) TO:

NAME: Jennifer Manning

COMPANY: Earth Source Inc

FAX NUMBER: 489-8607

FROM: JACK Gensic

NUMBER OF PAGES TO FOLLOW: 4



1 E. Main Street • 5th Floor • Fort Wayne, IN 46802

Phone: (260) 449-7561 • Fax: (260) 427-1391 • www.fw-ac-deptofhealth.com

ENVIRONMENTAL STUDY RECORDS REQUEST (ESA PHASE 1)

Name Jennifer Manning Date May 4, 2006
 Company / Affiliation Earth Source Inc
 Phone # 489-8511 Fax # 489-8607
 Email address jmanning@earthsourceinc.net

Address or Description of Area:

Agricultural fields off Lafayette Center Road South (right across street)
~~at~~ from 6m plant. Township: Lafayette T29N, R11E,
SECTION 20 1/2 N Quadrangle: Zanesville
Lat/Long (NAD 27) 40° 57' 26" N / 85° 18' 28" W

Areas of Concern

- UST (Underground Storage Tanks) / AST (Above Ground Storage Tanks)
 Spills
 Air Permits
 Water Permits/NPDES
 Complaints
 Other _____

I understand there may be a charge involved should I decide I would like to have photocopies of large amounts of records faxed to a long distance number.

Jennifer Manning
 Signature

May 4, 2006
 Date

Spills

La Fayette Ctr Rd

GM Plant -

5-21-98 IDEM INCIDENT #
9805195

1,000 gal Fire Suppression water
& foam

1-25-94 IDEM INCIDENT #
9401186

30 Gal Hydraulic Oil

9-23-92 IDEM INCIDENT #
9209154

120 lb Nitrous Acid

5-20-91 IDEM INCIDENT #
9105175

.7 lb Mercury

5-7-91 IDEM INCIDENT #

9105090

15 gal Hydraulic Oil

7-23-90 IDEM INCIDENT #

9007113

900 gal Diesel Fuel

5-19-89 IDEM INCIDENT #

8905082

300 ~~gal~~ gal Hydraulic ~~oil~~ Oil

2-26-88 IDEM INCIDENT #

8802076

500 gal Transmission Fluid

7-24-87 IDEM INCIDENT #

870753

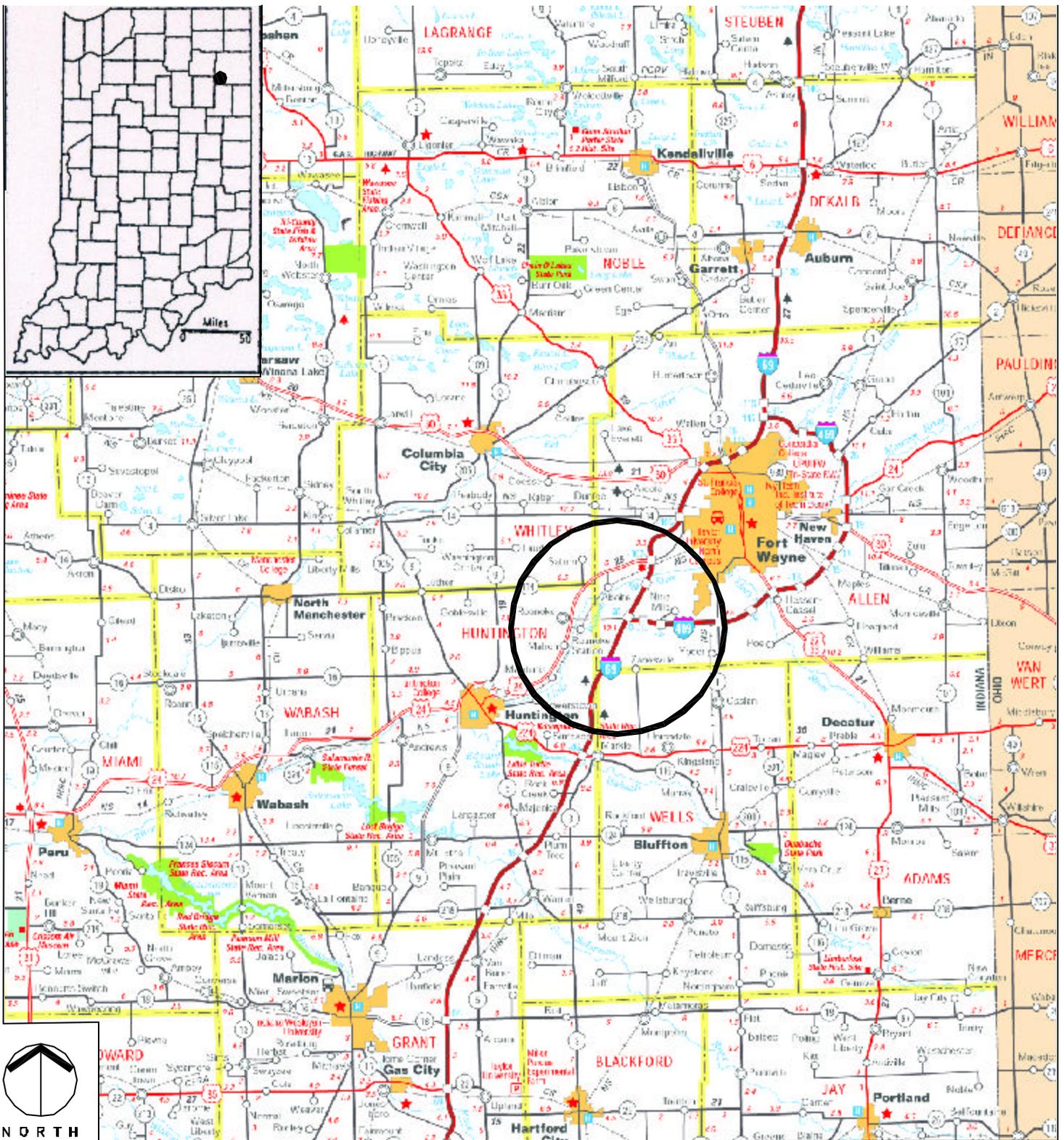
75 gal Hydraulic Oil

11-1-87 No IDEM #

1900 gal unleaded gasoline

SHOVEL READY SITE GRAPHICS

REGIONAL LOCATION MAP	S1
LOCATION MAP	S2
NATIONAL WETLAND INVENTORY	S3
ALLEN COUNTY SOIL SURVEY	S4
SITE RECONNAISSANCE PLAN	S5
1998 AERIAL PHOTOGRAPH	S6
2003 AERIAL PHOTOGRAPH	S7



PURPOSE:
ENVIRONMENTAL
ASSESSMENT

PREPARED BY:

Earth Source, Inc
14921 Hand Road, Fort Wayne, IN 46818
(260) 489-8511 Fax (260) 489-8607

REGIONAL LOCATION MAP



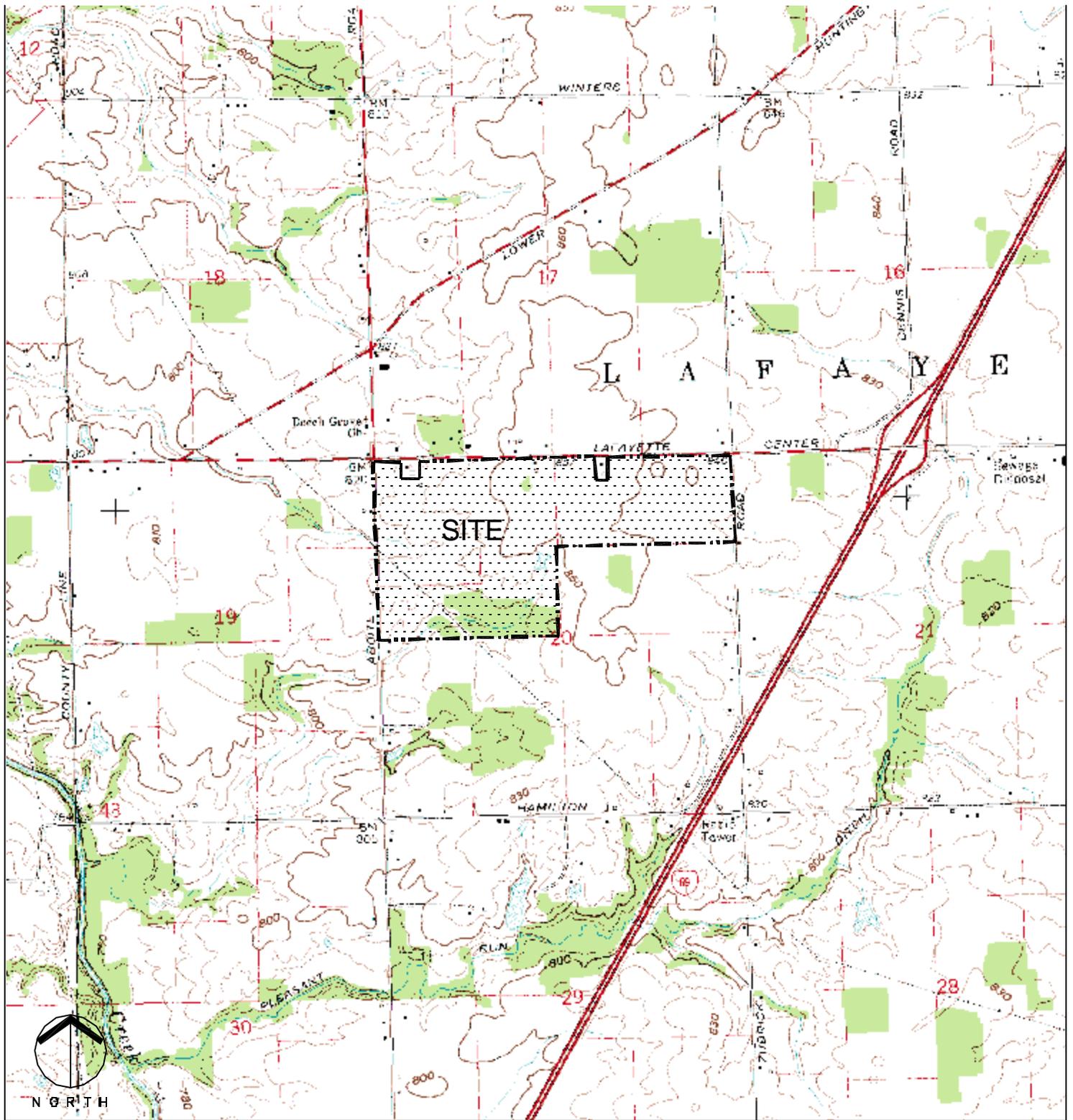
SCALE: 1" = 10 mi

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD 27):
40° 57' 26"N, 85° 18' 28"W

S1

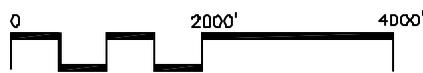
05/05/2006



PURPOSE:
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ASSESSMENT

PREPARED BY:
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LOCATION MAP



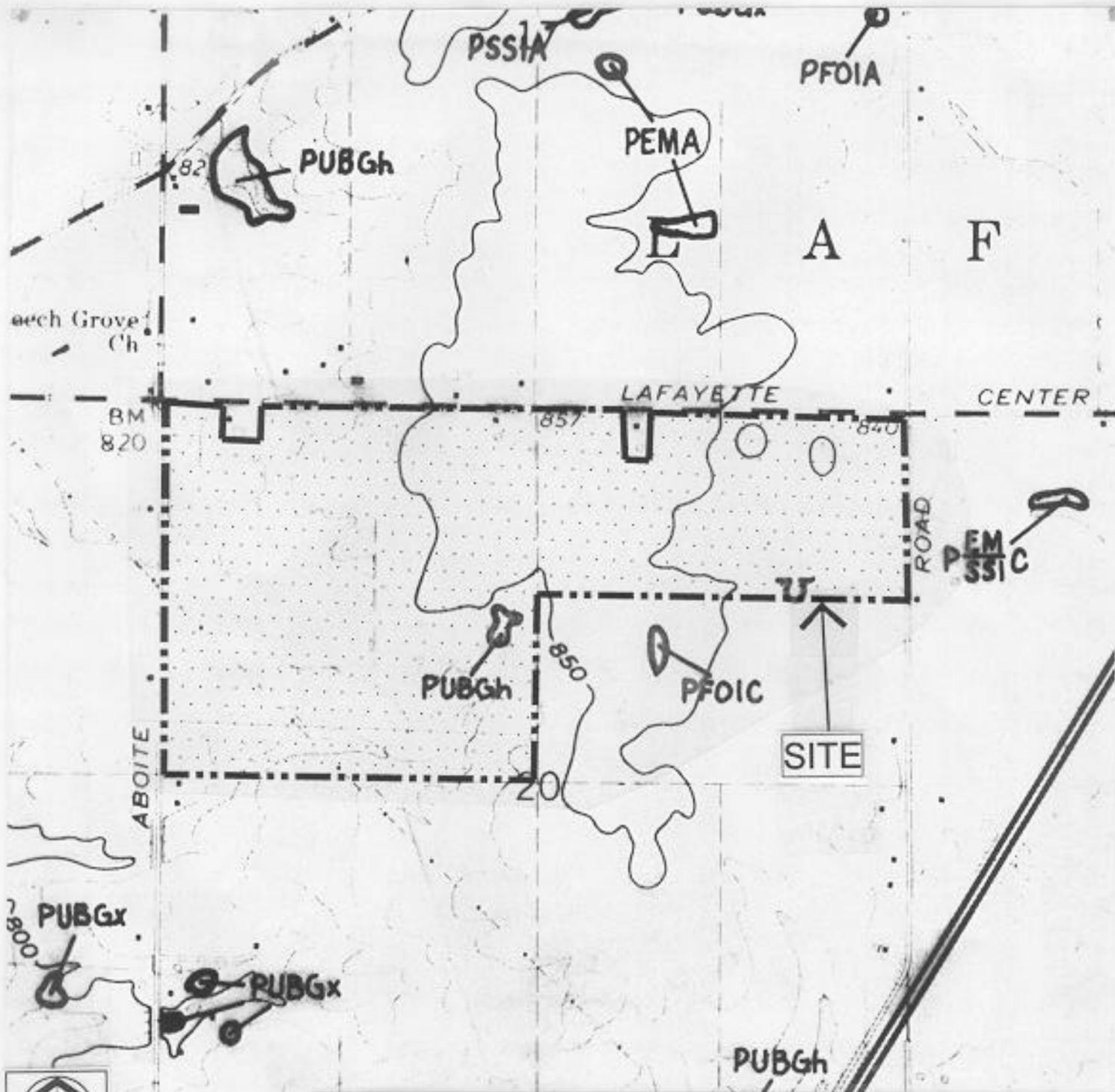
SCALE: 1" = 2000'

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD 27):
40° 57' 26"N, 85° 18' 28"W

S2

05/05/2006

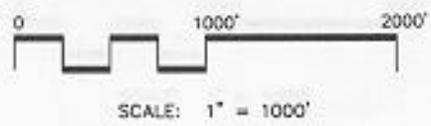


NATIONAL WETLAND INVENTORY LEGEND
 PUBGh: PALUSTRINE, UNCONSOLIDATED BOTTOM, INTERMITTENTLY EXPOSED, DIKED/IMPOUNDED

PURPOSE:
 ENVIRONMENTAL
 ASSESSMENT

NATIONAL WETLAND INVENTORY

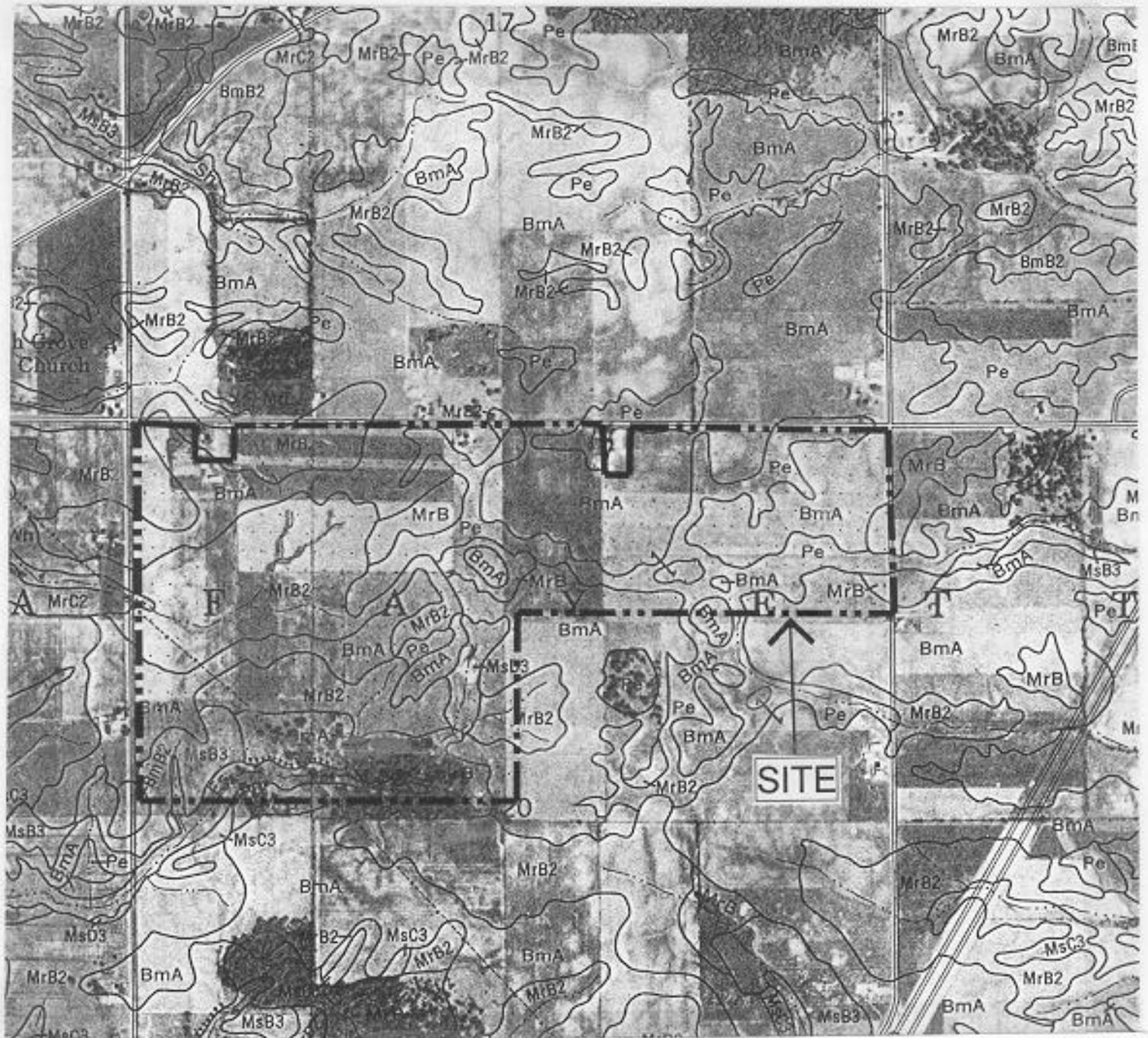
STATE: INDIANA
 COUNTY: ALLEN
 TOWNSHIP: LAFAYETTE
 T29N, R11E, SECT. 20
 QUADRANGLE:
 ZANESVILLE
 LAT/LONG (NAD 27):
 40° 57' 26"N, 85° 18' 28"W



SHOVEL READY SITE
 CITY OF FORT WAYNE
 630 CITY-COUNTY BUILDING
 1 EAST MAIN STREET
 FORT WAYNE, IN 46802

PREPARED BY:
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 14921 Hand Road, Fort Wayne, IN 46818
 (260) 489-8511 Fax (260) 489-8607

S3 05/05/2006



SOIL LEGEND

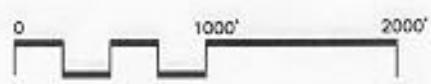
- BmA:** BLOUNT SILT LOAM
- Es:** EEL SILT LOAM
- MrB:** MORLEY SILT LOAM
- MrB2:** MORLEY SILT LOAM
- MsB3:** MORLEY SOILS
- MsD3:** MORLEY SOILS
- *Pe:** PEWAMO SILTY CLAY LOAM

* Soil listed as hydric by Hydric Soils of the United States, 1991.

PURPOSE:
ENVIRONMENTAL
ASSESSMENT

PREPARED BY:
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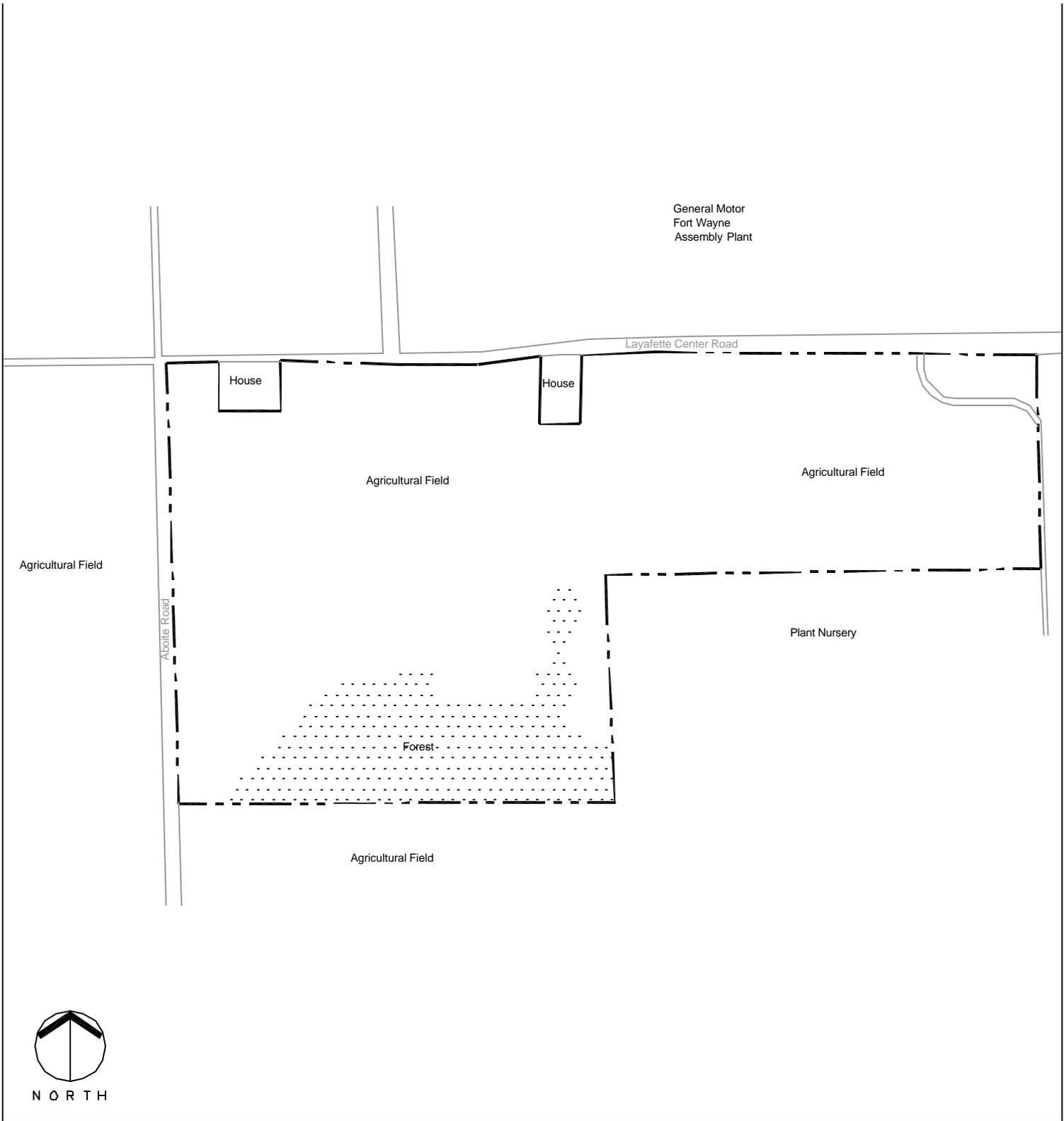
ALLEN COUNTY SOIL SURVEY



SCALE: 1" = 1000'

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD 27):
40° 57' 26"N, 85° 18' 28"W



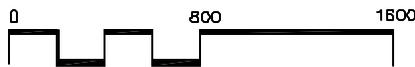
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ASSESSMENT

PREPARED BY:

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(260) 489-8511 Fax (260) 489-8607

SITE RECONNAISSANCE PLAN



SCALE: 1" = 800'

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD27):
40° 57' 26"N / 85° 18' 28"W

S5

05/05/2006



PURPOSE:
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PREPARED BY:

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1998 AERIAL PHOTOGRAPH



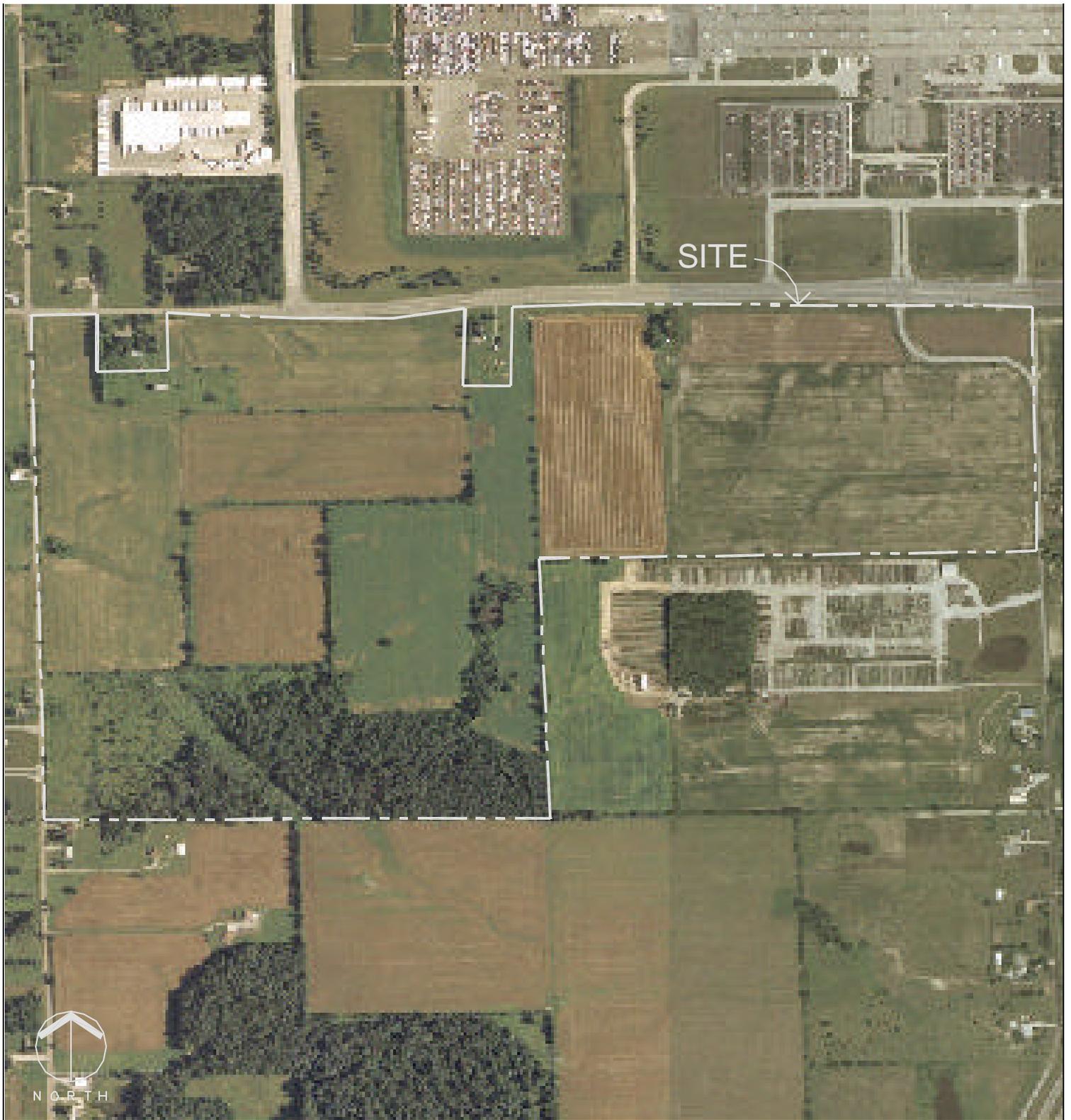
SCALE: 1" = 700'

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD27):
40° 57' 26"N / 85° 18' 28"W

S6

05/05/2006



SITE



PURPOSE:
ENVIRONMENTAL
ASSESSMENT

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(260) 489-8511 Fax (260) 489-8607

2003 AERIAL PHOTOGRAPH



SCALE: 1" = 700'

SHOVEL READY SITE
CITY OF FORT WAYNE
630 CITY-COUNTY BUILDING
1 EAST MAIN STREET
FORT WAYNE, IN 46802

STATE: INDIANA
COUNTY: ALLEN
TOWNSHIP: LAFAYETTE
T29N, R11E, SECT. 20
QUADRANGLE:
ZANESVILLE
LAT/LONG (NAD27):
40° 57' 26"N / 85° 18' 28"W

S7

05/05/2006

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**LAND PLANNING - LANDSCAPE ARCHITECTURE
CONSTRUCTED WETLANDS - WATERSHED ANALYSIS - HABITAT DESIGN
WETLAND DELINEATION, MITIGATION AND MONITORING
SECTION 10, 401 AND 404 PERMITTING**

14921 Hand Road, Ft. Wayne, IN 46818
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