

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

1. The information provided in this form is for:

- ☒ Initial Release Notification  
☐ Supplemental Notification



## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	R5142127	Acreage	0.67	
4	Site or Facility Name	SPEED STOP			
5	Site Street Address	195 Gwinnett DR			
6	Site City	Lawrenceville	County	Gwinnett	Zip
7	Property Owner	ALEBACHEW Ademe			
8	Property Owner Mailing Address	710 MCCONNELL RUN XING			
9	Property Owner City	Grayson	State	Ga	Zip 30017
10	Property Owner Telephone No.	770-846-4410			
11	Site Contact Person		Title		
12	Site Contact Company Name				
13	Site Contact Mailing Address				
14	Site Contact City		State		Zip
15	Site Contact Telephone No.				
16	Facility Operator Contact Person		Title		
17	Facility Operator Company Name				
18	Facility Operator Mailing Address				
19	Facility Operator City		State		Zip
20	Facility Operator Telephone No.				

**21. CERTIFICATION** —I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

NAME (Please type or print) Alebachew Ademe  
SIGNATURE [Signature]

TITLE owner

DATE 2/2/2014

Revised May 2008

## PART II -- RELEASE INFORMATION

Page \_\_\_\_ of \_\_\_\_

Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.

1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:

*Phase I/phase II Environmental Site assessment done by Logic Environmental Reliance confirms that, from the former adjacent dry cleaner released solvent to the groundwater, but no other actual or potential environmental conditions were identified.*

2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):

*01/30/2014.*

3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).

*Due to the sale process of the property the bank required to do the phase I and phase II environmental inspection and the full report can be provided according to the request.*

4. Access to the area affected by the release. Check the appropriate box:

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.  
☐ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.  
☒ Unlimited Access: No surveillance, and no barrier or fence.

If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.

5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt  
☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material  
☐ Loose earthen fill or native soil  
☐ No cover  
☐ Other

Describe the type and thickness of the material covering the contaminated soil or wastes.

*Report attached*

## PART II -- RELEASE INFORMATION

(Continued)

Page \_\_\_\_ of \_\_\_\_

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☐ Less than 300 feet  
☐ 301 to 1000 feet

☐ 1001 to 3000 feet  
☐ 3001 to 5280 feet

☐ Greater than 1 mile

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Report Attached

Address: \_\_\_\_\_

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles  
☐ 0.5 to 1 mile

☐ 1 to 2 miles  
☐ 2 to 3 miles

☐ Greater than 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: See report.

Address: \_\_\_\_\_

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes

☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

### REQUIRED ATTACHMENTS

#### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

#### 10. U.S.G.S. Topographic Map

Along with this form, you MUST submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.

## Page \_\_\_\_ of \_\_\_\_

***Please provide the following information for EACH regulated substance released to the soil at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

## PART IV -- GROUNDWATER RELEASE INFORMATION

Page \_\_\_\_ of \_\_\_\_

Please provide the following information for EACH regulated substance released to the groundwater at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.

Regulated Substance	CAS Registry Number	Highest Detected Concentration (Specify Units)	Sample Depth Below Ground Surface (Feet)
<i>See report attached</i>			

BK41251PG0031

FILED AND RECORDED  
CLERK SUPERIOR COURT  
GWINNETT COUNTY, GA

05 JAN -7 PM 1:30

TOM LAWLER, CLERK

300291

67-2005-000318  
GWINNETT CO. GEORGIA  
REAL ESTATE TRANSFER TAX  
\$ 1200.00  
TOM LAWLER CLERK OF  
SUPERIOR COURT

THIS INSTRUMENT PREPARED BY:

BARBARA B. CHAKALES  
STURGEON, HARBIN & BOWEN  
3060 Peachtree Road, Suite 970  
Atlanta, Georgia 30305  
(404) 419-0805

LIMITED WARRANTY DEED

THIS INDENTURE is made as of this 3RD day of JANUARY, 2005, between SHAHEEN SIDDIQI, ATIYA SIDDIQI, RAIS MOHAMMAD and MARIAM TAI (hereinafter collectively referred to as "Grantor") and ALEBACHEW A. HAILU (hereinafter referred to as "Grantee") ("Grantor" and "Grantee" to include their respective heirs, successors, executors, administrators, legal representatives and assigns where the context requires or permits).

WITNESSETH:

GRANTOR, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency whereof are hereby acknowledged, has granted, bargained, sold, conveyed and confirmed, and does hereby grant, bargain, sell, convey and confirm unto Grantee, all that tract or parcel of land lying and being in Land Lot 142, of the 5TH District of Gwinnett County Georgia and all improvements thereon (hereinafter collectively referred to as the "Land"), as more particularly described in the attached Exhibit "A", which exhibit is incorporated herein.

TO HAVE AND TO HOLD the Land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE; subject only to the matters (hereinafter referred to as "Permitted Exceptions") set out in the attached Exhibit "B", which exhibit is incorporated herein.

AND GRANTOR WILL WARRANT and forever defend the right and title to the Land

004374

16

BK41251PG0032

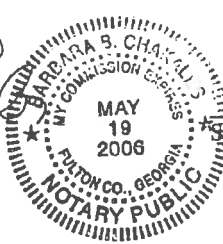
unto Grantee against the claims of the Grantor and all persons owning, holding or claiming by, through or under Grantor, except for claims arising under or by virtue of the Permitted Exceptions.

EXECUTED under seal as of the date above.

GRANTOR:

Signed, sealed and delivered  
in the presence of:

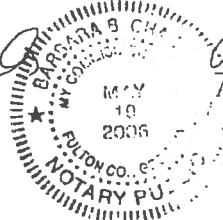
*[Signature]*  
Witness  
*[Signature]*  
Notary Public



*[Signature]*  
SHAHEEN SIDDIQI

Signed, sealed and delivered  
in the presence of:

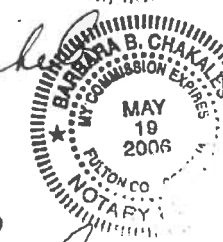
*[Signature]*  
Witness  
*[Signature]*  
Notary Public



*[Signature]*  
ATIYA SIDDIQI

Signed, sealed and delivered  
in the presence of:

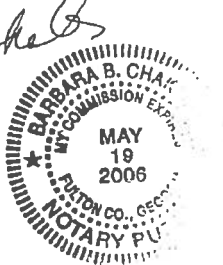
*[Signature]*  
Witness  
*[Signature]*  
Notary Public



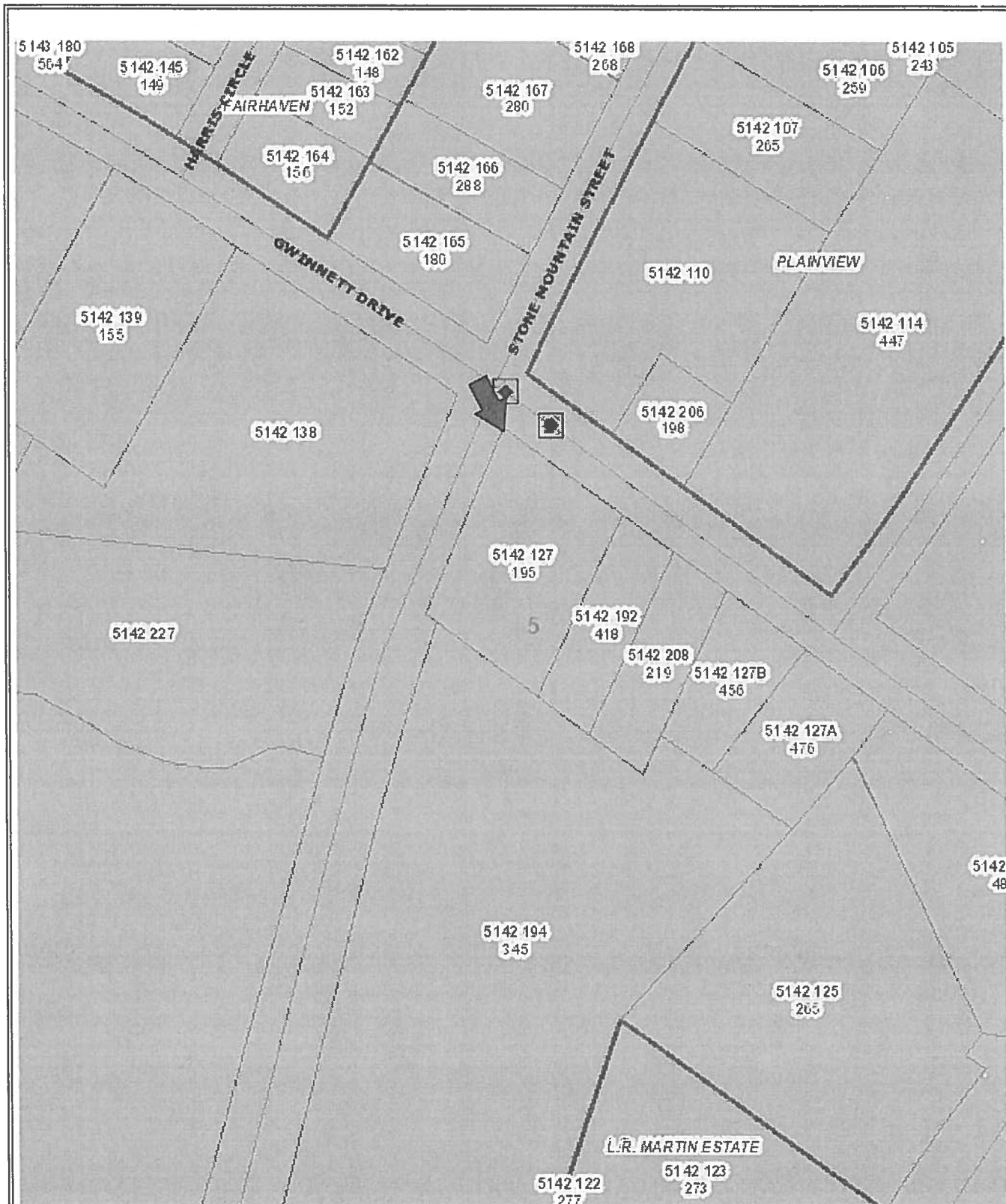
*[Signature]*  
RAIS MOHAMMAD

Signed, sealed and delivered  
in the presence of:

*[Signature]*  
Witness  
*[Signature]*  
Notary Public



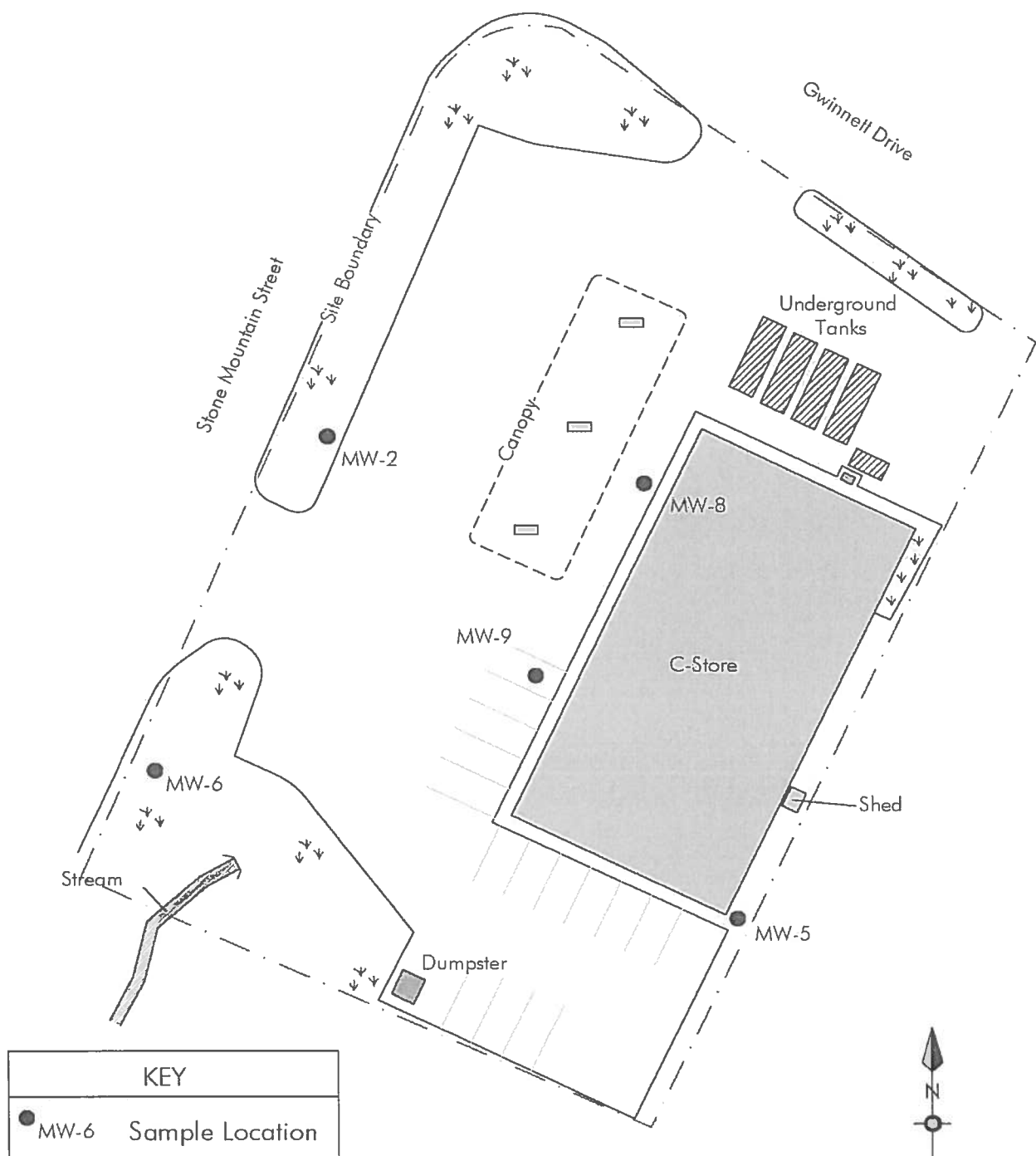
*[Signature]*  
MARIAM TAI



195 GWINNETT DRIVE, LAWRENCEVILLE, GEORGIA

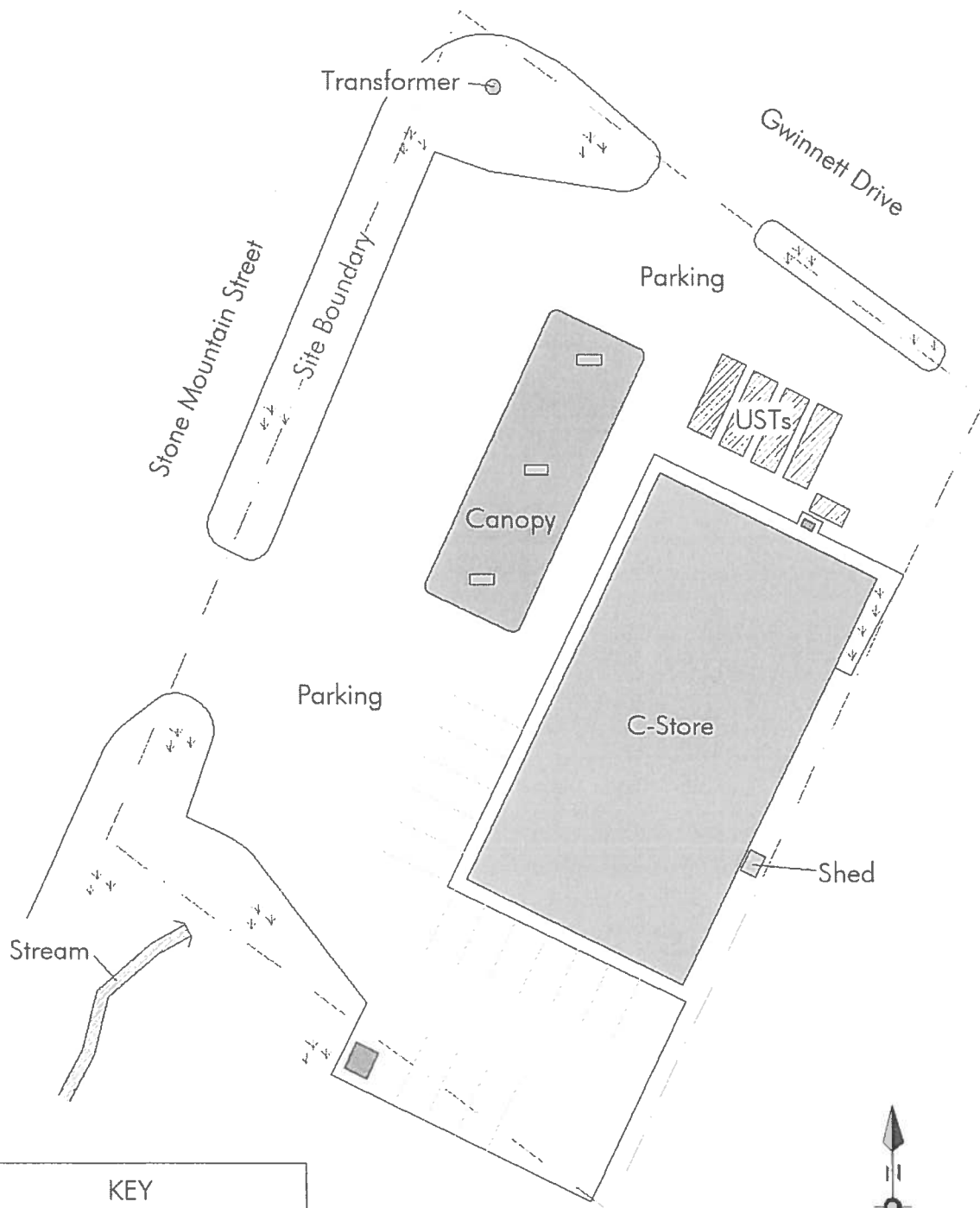
ATTACHMENT B-1 TAX MAP





195 GWINNETT DRIVE, LAWRENCEVILLE, GEORGIA

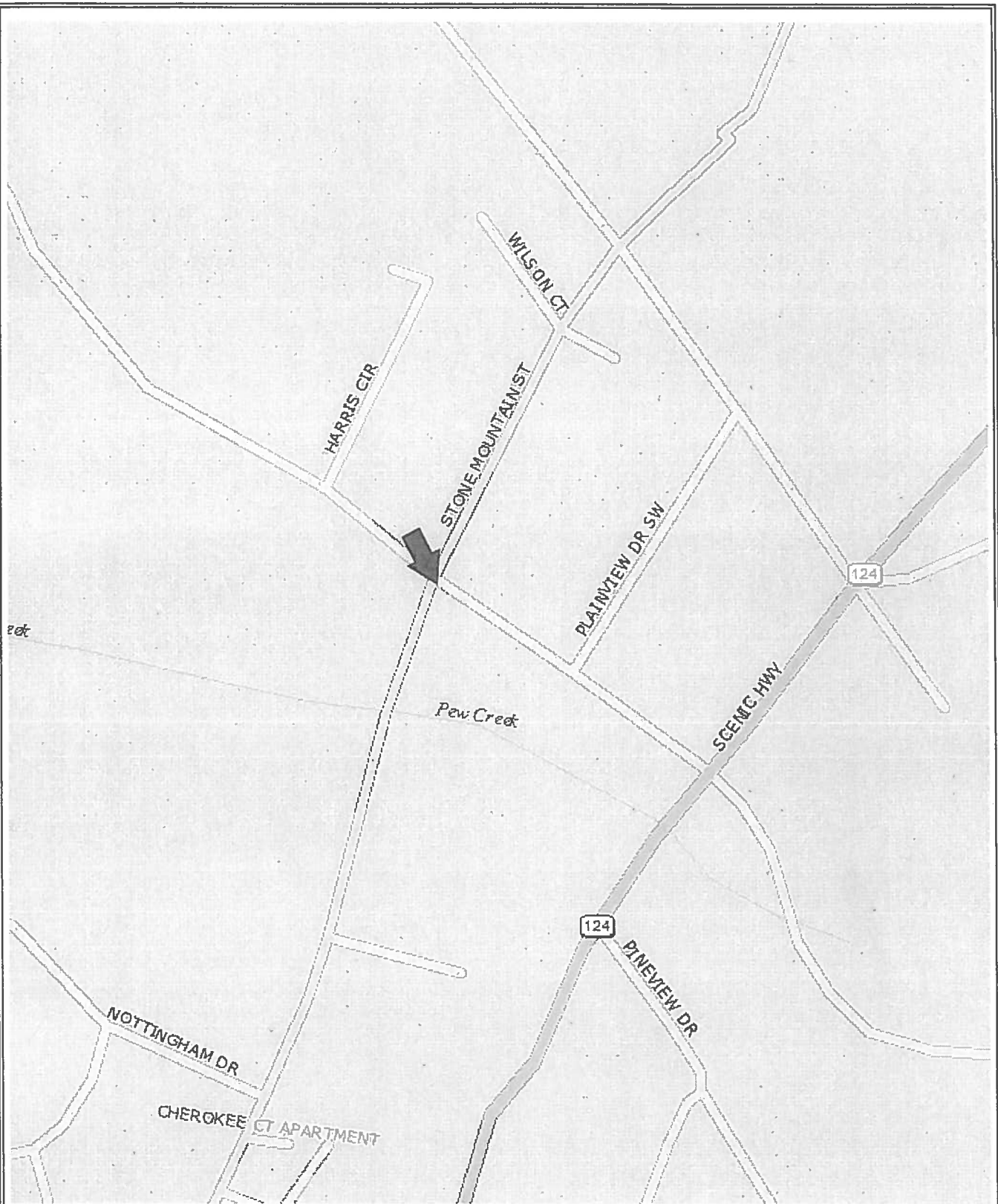
ATTACHMENT B-3 SAMPLE LOCATION MAP



KEY	
	Dumpster
	Gasoline Dispenser
	Kerosene Dispenser

195 GWINNETT DRIVE, LAWRENCEVILLE, GEORGIA

ATTACHMENT B-2 SITE SKETCH



195 GWINNETT DRIVE, LAWRENCEVILLE, GEORGIA

ATTACHMENT A SITE LOCATION MAP

MW-5, was analyzed for Volatile Organic Compounds (VOCs) based upon its proximity to the adjoining dry cleaners. The samples collected from MW-5 exhibited elevated concentrations of Tetrachloroethene (perc, 2,900 ug/L) and trans-1,2-Dichloroethene (22 ug/L), Trichloroethene (2,500 ug/L) and Vinyl Chloride (360 ug/L) which are common breakdown products of perc. The perc and perc breakdown product concentrations identified in groundwater were above their respective maximum contaminant levels for drinking water.

In summary, LOGIC's investigation has identified one recognized environmental condition at the subject site, as described below:

Testing confirms that groundwater beneath the site has been impacted by a solvent release originating from the former adjacent dry cleaners. Hazardous Sites Response Act (HSRA) rules require a property owner to report solvent releases to groundwater to the Georgia Environmental Protection Division within 30 days of discovery. The agency will evaluate the release for possible inclusion on the Georgia Hazardous Sites Inventory, which would, in turn, necessitate additional investigation and possibly cleanup.

No other actual or potential environmental conditions were identified in the course of LOGIC's investigation. LOGIC's finding are detailed in the following report. LOGIC thanks you for this opportunity to be of service.





Georgia EPD

FEB 4 2014

Response and Remediation Program

February, 2014

Gerald L. Pouncey, Jr.  
404-364-7738  
glp@mmmlaw.com  
www.mmmlaw.com

Mr. Derrick Williams  
Program Manager, Hazardous Sites Response Program  
Georgia Department of Natural Resources  
2 Martin Luther King, Jr., Dr., SE  
Suite 1462, East  
Atlanta, GA 30334

RE: HSRA Notification - Daniel Village Shopping Center, Augusta, GA

Dear Mr. Williams:

This firm represents Equity One, Inc., doing business in Georgia as Equity One Georgia, Inc., which owns the Daniel Village Shopping Center in Augusta, Georgia. A potential purchaser recently collected soil and groundwater samples on the subject property in order to investigate potential impacts caused by a former on-site gas station and by off-site properties, including a former drycleaners that was located immediately adjacent to the subject site. Based upon the results of the soil and groundwater testing and a recent water well survey, we respectfully request a No Listing Letter for this HSRA Notification.

Sincerely,

MORRIS, MANNING & MARTIN, LLP

A handwritten signature in cursive script that reads "Gerald L. Pouncey, Jr." followed by a small mark.

Gerald L. Pouncey, Jr.

GLP:  
Enclosures

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION

Hazardous Sites Response Program

Suite 1462, Floyd Tower East

2 Martin Luther King Jr. Drive, SE

Atlanta, Georgia 30334-9000

RECEIVED  
Georgia EPD

FEB 4 2014

Response and Remediation Program

1. The information provided in this form is for:

☒ Initial Release Notification

☐ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)					
3	Tax Map and Parcel ID Number:	Parcel #043-2-152-02-0	Acreage	16.06		
4	Site or Facility Name	Daniel Village Shopping Center				
5	Site Street Address	2803 Wrightsboro Road				
6	Site City	Augusta	County	Richmond	Zip 30309	
7	Property Owner	Equity One Inc., doing business in Georgia as Equity One Georgia, Inc.				
8	Property Owner Mailing Address	410 Park Avenue, Suite 1220				
9	Property Owner City	New York	State	NY	Zip 10022	
10	Property Owner Telephone No.	(212) 796-1751				
11	Site Contact Person	Gerald Pouncey	Title	Environmental Attorney		
12	Site Contact Company Name	Morris Manning & Martin, LLP				
13	Site Contact Mailing Address	3343 Peachtree Road, NE				
14	Site Contact City	Atlanta	State	GA	Zip 30326	
15	Site Contact Telephone No.	404-233-7000				
16	Facility Operator Contact Person	Aaron Kitlowski	Title	Vice President		
17	Facility Operator Company Name	Equity One, Inc.				
18	Facility Operator Mailing Address	410 Park Avenue, Suite 1220				
19	Facility Operator City	New York	State	NY	Zip 10022	
20	Facility Operator Telephone No.	(212) 796-1751				

**21. CERTIFICATION** --I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

NAME: Aaron Kitlowski

TITLE: Vice President, Equity One Inc., Doing business in Georgia as Equity One Georgia, Inc.

By:  \_\_\_\_\_

SIGNATURE

DATE

## PART II -- RELEASE INFORMATION

Page \_\_\_\_ of \_\_\_\_

***Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.***

- 1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The source of the release is unknown

- 2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

The release date is unknown

- 3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

Phase II sampling has been performed on the subject property.

- 4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.  
☐ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.  
☒ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

- 5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt  
☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material  
☐ Loose earthen fill or native soil  
☐ No cover  
☐ Other

N/A

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

N/A



## PART II -- RELEASE INFORMATION

(Continued)

Page \_\_\_\_\_ of \_\_\_\_\_

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☒ Less than 300 feet  
☐ 301 to 1000 feet

☐ 1001 to 3000 feet  
☐ 3001 to 5280 feet

☐ Greater than 1 mile

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Property owned by Jack & Sons Property Management, LLC

Address: 2871 Central Avenue, Augusta, Georgia

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles  
☐ 0.5 to 1 mile

☐ 1 to 2 miles  
☐ 2 to 3 miles

☒ Greater than 3 miles  
\*Drive-by reconnaissance was limited to a 1-mile radius

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: N/A

Address:

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes ☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

### REQUIRED ATTACHMENTS

#### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

#### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.

**PART III -- SOIL RELEASE INFORMATION**

***Please provide the following information for EACH regulated substance released to the soil at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

## Page \_\_\_\_ of \_\_\_\_

***Please provide the following information for EACH regulated substance released to the groundwater at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

## ATTACHMENT A

### SITE SUMMARY

The subject property consists of approximately 16.06 acres of land and is located at 2803 Wrightsboro Road in August, Georgia (Richmond County). The subject site is currently improved with two commercial shopping buildings and an outparcel. It is located immediately east of and adjacent to the location of a former drycleaners.

Historically, the Smile Gas #3/Former Daniel Village gas station operated on the southeast corner of the subject property between the late-1950s and 1990s. During the removal of underground storage tanks (USTs) associated with the former gas station, a release of petroleum-related constituents was discovered. Following monitoring and cleanup activities overseen by EPD, the subject site received a No Further Action (NFA) letter from EPD for the release on February 17, 1995.

A potential purchaser recently collected soil and groundwater samples on the subject property in order to investigate potential impacts caused by the former on-site gas station and by off-site properties, including the former drycleaners that was located immediately west of and adjacent to the subject site.

Terracon, on behalf of the prospective purchaser, collected a total of three (3) groundwater samples from two wells on the subject property. One groundwater sample was collected from the southeast corner of the subject site, while two groundwater samples were collected near the western property boundary of the subject site. The groundwater samples were analyzed for volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), and metals. The groundwater sample collected from the eastern portion of the subject site contained VOCs, which included petroleum-related constituents as well as Tetrachloroethylene (24 ppb), Trichloroethylene (7.16 ppb), and cis-1,2-Dichloroethylene (2.44 ppb). The first sample collected from the western portion of the subject property contained VOCs, including a petroleum-related constituent (toluene) as well as bromochloromethane (6.76 ppb) and Chloroform (22.5 ppb), while the second sample collected from the western portion of the subject site contained VOCs, including Chloroform (4.06 ppb) and Tetrachloroethylene (18.1 ppb). The Chloroform and Bromochloromethane appear to be caused by leaking pipes containing municipal water, while the chlorinated solvent impact appears to be caused by off-site sources, including the former off-site drycleaners. As noted above, an NFA was previously issued for the petroleum impacts, which have decreased since the NFA was issued.

As part of its investigation, Terracon also collected soil samples from six (6) borings located throughout the Site. The soil samples were analyzed for VOCs, SVOCs, and metals. The soil samples collected from the southeast portion of the Site exhibited petroleum-related constituents associated with the former on-site USTs.

On October 30, 2013, Sailor Engineering performed a Potential Receptor and Water Use Survey within a three-mile radius of the subject site. (See Attached). Sailors did not identify any active wells within three (3) miles of the subject site.

Based upon the lack of drinking water wells within three (3) miles of the subject site, we believe that a No Listing letter is warranted for the subject property.

# **INTRODUCTION TO THE RELEASE NOTIFICATION/REPORTING FORM HAZARDOUS SITES RESPONSE PROGRAM GEORGIA ENVIRONMENTAL PROTECTION DIVISION**

Every July 1, since 1994, the Georgia Environmental Protection Division (EPD) publishes the Hazardous Site Inventory (HSI). The HSI is a list of sites where releases of regulated substances have occurred that are deemed to be reportable by the Rules for Hazardous Site Response, Chapter 391-3-19 (Rules). The Rules require persons who have had a release exceeding specified thresholds to complete the attached Release Notification/Reporting Form and send it to EPD. This information is then evaluated by EPD in terms of both the nature of the release and the proximity of human and environmental receptors. If this evaluation demonstrates that a potential threat to human health or the environment exists, the site is listed on the HSI.

***NOTE: PRIOR TO COMPLETING THE FORM, YOU SHOULD READ THE ENCLOSED INSTRUCTIONS AND THE RULES VERY CAREFULLY.***

PART I of the form, "Property Information", requests information about the property location, owner, operator, and contact person. PART II, "Release Information", requests specific information regarding the site and the surrounding area. PART III, "Soil Release Information", requests information regarding releases of regulated substances to soil. PART IV, "Groundwater Release Information", requests information regarding releases of regulated substances to groundwater.

## **Are there exclusions to the notification/reporting requirements?**

YES. These exclusions are found in Section 391-3-19-.04(2) of the Rules.

## **Who should complete this form?**

Property owners who discover any of the following releases of regulated substances not specifically excluded as described above are required to complete this form, regardless of whether or not they caused the release:

- groundwater contamination above naturally-occurring background concentrations;
- soil contamination above levels specified in Appendix I of the Rules; or
- discarded or abandoned regulated substances in barrels, drums, tanks or other containers.

## **What are "regulated substances"?**

"Regulated substance" means any substance defined in the Hazardous Waste Management Act, O.C.G.A. §12-8-62, by the terms "hazardous waste" or "hazardous constituent", or any substance defined in the Hazardous Site Response Act O.C.G.A. §12-8-92, as "hazardous substance." (All such regulated substances are listed in Appendix I of the Rules).

## **Where can I get help?**

If, after reviewing the enclosed instructions and Rules you still have questions, please contact EPD's Hazardous Sites Response Program at (404) 657-8600.

## **Where do I mail these forms?**

**Georgia Environmental Protection Division  
Hazardous Sites Response Program  
Floyd Towers East, Suite #1462  
2 Martin Luther King Jr. Drive, S.E.  
Atlanta, Georgia 30334-9000**

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

RECEIVED  
Land Protection Branch

FEB 4 2014

Hazardous Waste

1. The information provided in this form is for:

- ☒ Initial Release Notification  
☐ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)	N/A			
3	Tax Map and Parcel ID Number:	Parcel 17 0090 LL0386	Acreage	12.738	
4	Site or Facility Name	EXCHANGE AT HAMMOND SHOPPING CENTER			
5	Site Street Address	5940 ROSWELL ROAD			
6	Site City	SANDY SPRINGS	County	FULTON	Zip 30328
7	Property Owner	EXCHANGE AT HAMMOND, LLC			
8	Property Owner Mailing Address	780 OLD ROSWELL PLACE			
9	Property Owner City	ROSWELL	State	GA	Zip 30076
10	Property Owner Telephone No.	770-518-2200			
11	Site Contact Person	TOM BROWNING	Title	FINANCE MANAGER	
12	Site Contact Company Name	MIMMS ENTERPRISES, INC.			
13	Site Contact Mailing Address	780 OLD ROSWELL PLACE			
14	Site Contact City	ROSWELL	State	GA	Zip 30076
15	Site Contact Telephone No.	770-518-2200			
16	Facility Operator Contact Person	EREK MIMMS	Title	PROPERTY MANAGER	
17	Facility Operator Company Name	MIMMS ENTERPRISES, INC.			
18	Facility Operator Mailing Address	780 OLD ROSWELL PLACE			
19	Facility Operator City	ROSWELL	State	GA	Zip 30076
20	Facility Operator Telephone No.	770-518-2200			

**21. CERTIFICATION** —I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

*Malon D. Mimms*

NAME (Please type or print)

*member/general partner*

TITLE

SIGNATURE

*2-4-14*

DATE

*Exchange at Hammond, LLC*

## PART II -- RELEASE INFORMATION

Page 2 of 10

***Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.***

**1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The former operation of Sue's Cleaners in Suite 5940 of the shopping center. Prior reports document the former location of Sue's Cleaners on the Property and the former presence of an AST at the rear of that suite.

**2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**  
Sue's Cleaners operated in Suite 5940 from approximately 1975 through March 2011. Dry cleaning solvent was stored and used as a liquid. No solvents have been used on this Property since the closure of Sue's Cleaners on March 15, 2011.

**3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

All storage vessels and equipment associated with the former dry cleaner were removed from the Property. Subsurface investigation has included the analysis for VOC's of one soil sample (at a depth of 8 to 10 feet below asphalt pavement near former AST) and groundwater samples from four temporary monitoring wells.

**4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.
- ☒ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.
- ☒ Unlimited Access: No surveillance, and no barrier or fence.

If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.

Suite 5940 is now operating as an opticians office; there is limited access to the interior of the suite formerly used for dry cleaning. Groundwater impacts are beneath an asphalt paved parking lot at a depths greater than 32 feet.

**5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☒ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt
- ☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material
- ☐ Loose earthen fill or native soil
- ☐ No cover
- ☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

A concrete pad beneath the shopping center forms the floor of the suite that formerly was used as a dry cleaner. The exterior areas are covered by asphalt pavement of approximately four to six inch thickness.

Groundwater was located at depths greater than 32 feet below land surface. The solvent impacts to groundwater are beneath asphalt pavement and approximately 34 feet of clayey soil.



## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 10

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☐ Less than 300 feet

☒ 301 to 1000 feet

☐ 1001 to 3000 feet

☐ Greater than 1 mile

☐ 3001 to 5280 feet

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Townhome development cross-gradient to west

Address: Townhomes along Le Gran View, NE, and Le Gran Bend, NE, Sandy Springs, GA 30342

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles

☐ 0.5 to 1 mile

☐ 1 to 2 miles

☐ 2 to 3 miles

☒ Greater than 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: Multiple EPD release notifications for proximate sites have not located any potable water wells

Address: N/A

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes

☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

N/A

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.

Page 4 of 10

Revised May 2008

[illegible]

Page 5 of 10

Revised May 2008

**SITE SUMMARY**  
**INITIAL RELEASE NOTIFICATION**  
**EXCHANGE AT HAMMOND SHOPPING CENTER**  
**5940 ROSWELL ROAD, NE, SANDY SPRINGS, FULTON COUNTY, GA 30328**

The Exchange at Hammond Shopping Center (Property) encompasses a rectangular parcel of approximately 12.738 acres. The Property is located to the southwest of the intersection of Hammond Drive, NE, and Roswell Road, NE. The Property is operating as a large multi-tenant shopping center with tenant addresses from 5930 to 5992 Roswell Road.

The Property was developed as a multi-tenant retail center in the early 1970s. From approximately 1975 to 2011, a dry cleaner performed solvent-based cleaning in Suite 5940. Most recently, that cleaner operated as Sue's Cleaner. After acquiring the Property, the current owners terminated Sue's Cleaner and removed all fixtures and equipment by March 15, 2011. No solvent-based cleaning has been performed on the Property since that date. The suite formerly used by Sue's Cleaner now operates as an optician's clinic.

Prior environmental reports described an aboveground storage tank (AST) that may have been used by Sue's Cleaners to store solvent. There has also been a trash dumpster located near the rear of the former Cleaners. The locations of those items are depicted on the attached Groundwater Flow Map.



**FORMER AST AT CLEANERS**

A subsurface assessment was performed as a condition to a planned refinancing. Four borings were advanced to 45 feet to allow the construction of temporary monitoring wells. Two of the borings were located near, and down gradient from, the former AST and the proximate dumpster. During the boring located near the former AST, one soil sample was collected at a depth of approximately eight to ten feet below land surface (BLS).

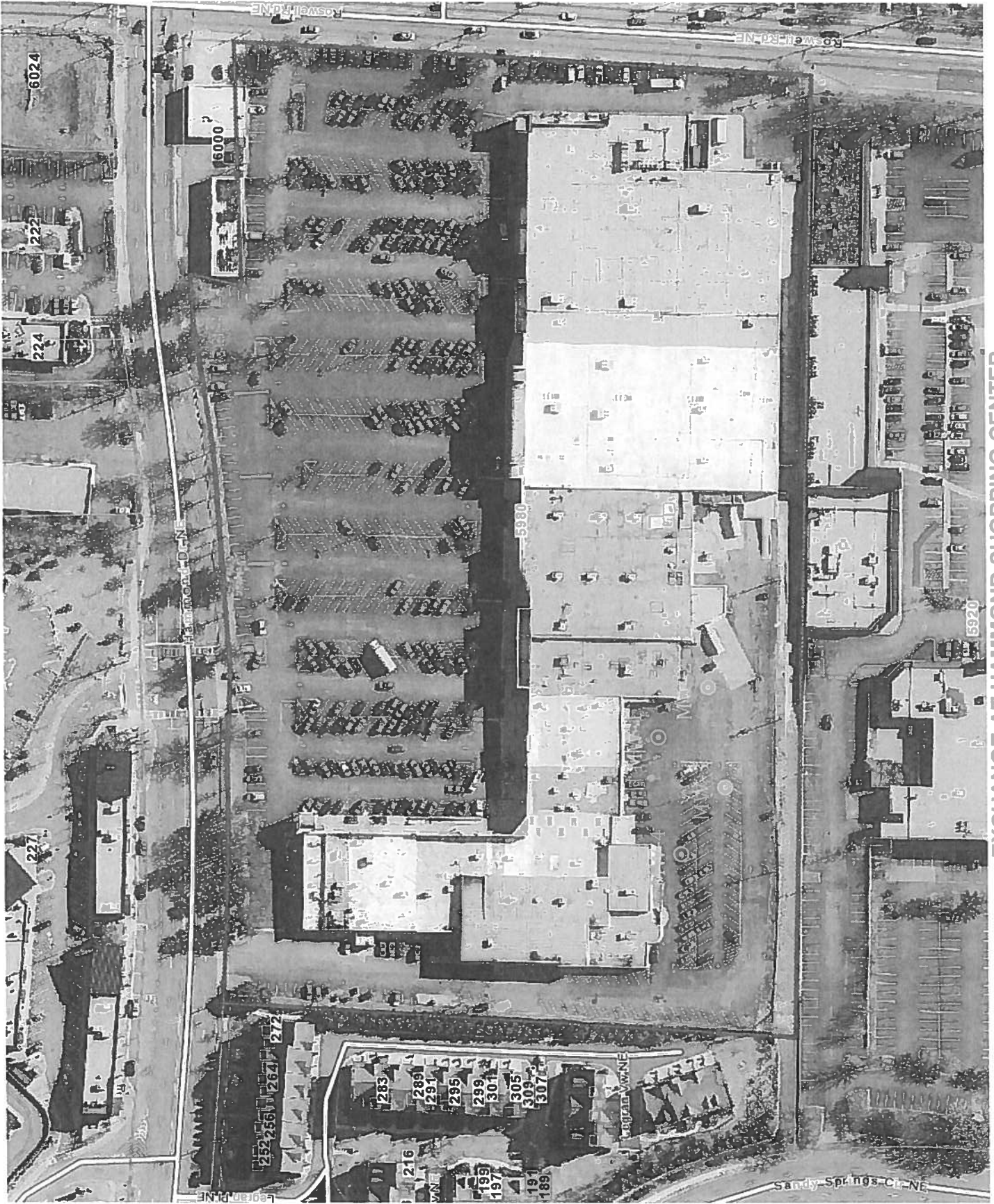
The four borings were converted to temporary monitoring wells. They were developed and allowed to stabilize for several days before being purged and sampled. The wells were surveyed by a Georgia Professional Geologist to support the development of the attached Groundwater Flow Map. Depth to groundwater was measured between 32.59 and 39.92 feet BLS. This Map depicts estimated groundwater flow to be toward the south-southwest in directions that appear to mirror the original surface topography.

Samples were analyzed for VOCs using EPA Method SW-846 8260B. No impacts to the soil sample were reported that exceeded any Notification Concentrations. The following groundwater impacts were reported in parts per billion (ppb):

	Cis-1,2-DCE	TCE	PCE	ACETONE	CHLOROFORM
MW-1 (B-1)	25.3	124	1,700	4.16	4.99
MW-2 (B-2)	25.4	123	1,600	29.7	1.80
MW-3 (B-3)	BDL	1.83	20.1	BDL	BDL
MW-4 (B-4)	BDL	3.25	84.4	8.13	BDL

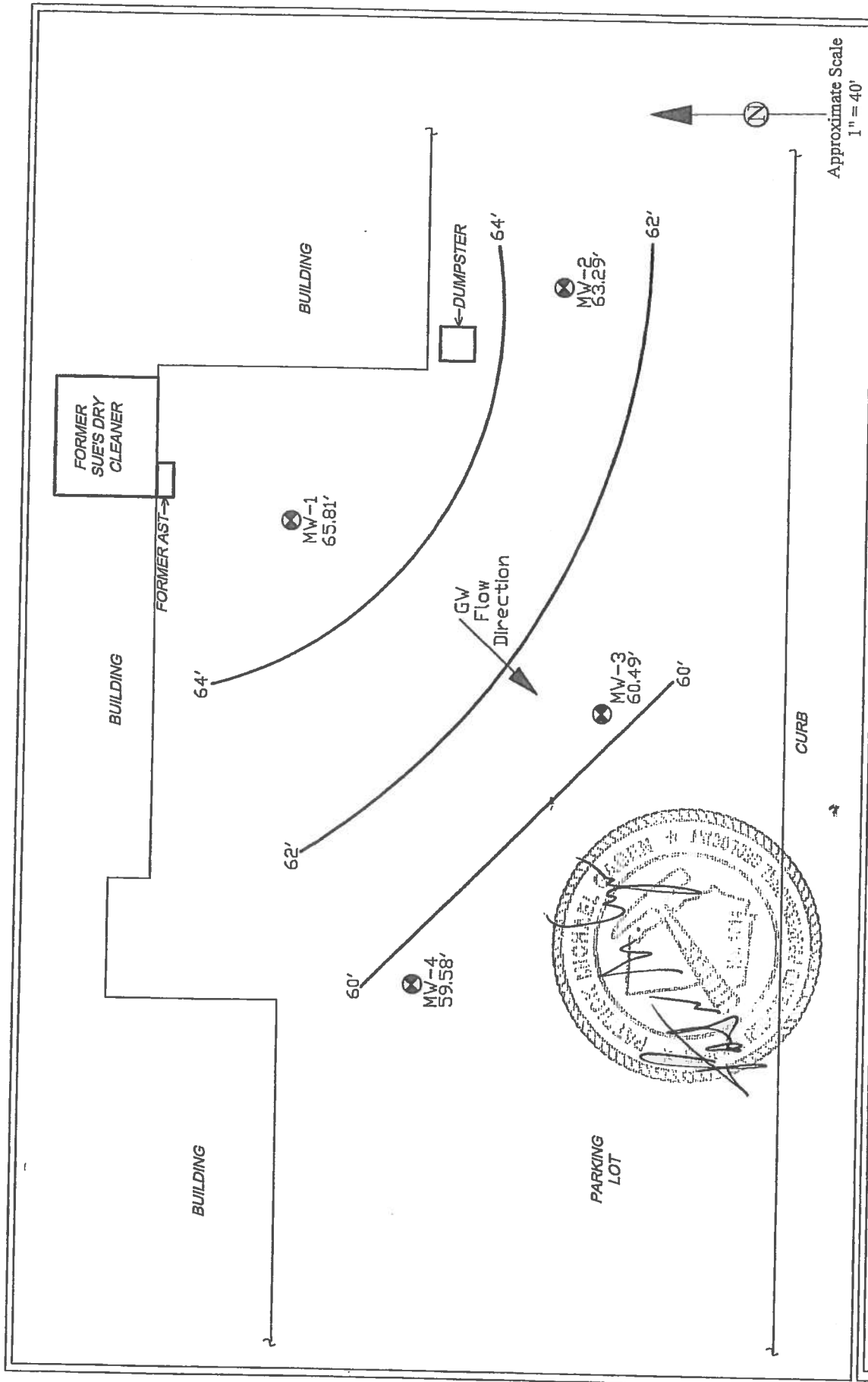
BDL = Below Detection Limits

REA conducted a receptor survey without finding any sensitive receptors for either the On-Site or Groundwater Pathways. No reportable soil impacts were detected. The groundwater sampling suggests that the groundwater impacts would be below detection limits at the boundaries of the subject Property. The abutting down gradient site is a large retail center and parking lot. Groundwater flow to the south, southeast migrates toward intercepting stream basins that flow south to Long Island Creek. There were no potable water intakes located within three miles of the Property.



EXCHANGE AT HAMMOND SHOPPING CENTER  
TAX PARCEL 17 0090 LL0386

0 1 10



**GROUNDWATER FLOW MAP 1-16-14**  
 Former Dry Cleaner  
 5940 Roswell Road, NE  
 Sandy Springs, GA

**ADVANCED ENVIRONMENTAL MANAGEMENT, INC.**  
 3482 Keith Bridge Road #137 Cumming, GA 30041  
 PHONE: 770-242-8282  
 e-mail: pmg@aem-ga.com

6177.

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

1. The information provided in this form is for:  
☐ Initial Release Notification  
☐ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	0014-0063-0000-094	Acreage	2.13	
4	Site or Facility Name	Vertis Communications			
5	Site Street Address	3271 Hamilton Dr. SW			
6	Site City	Atlanta	County	Fulton	Zip 30354
7	Property Owner	Vertis Communications			
8	Property Owner Mailing Address	250 West Pratt Street 18 <sup>th</sup> Floor			
9	Property Owner City	Baltimore	State	MD	Zip 21201
10	Property Owner Telephone No.	615 - 457 - 3398			
11	Site Contact Person	Danny Greenspan	Title	Sr. Associate	
12	Site Contact Company Name	GA Green Realty Advisors			
13	Site Contact Mailing Address	420 Lexington Ave Suite 3001			
14	Site Contact City	New York	State	NY	Zip 10170
15	Site Contact Telephone No.	646 381 9218			
16	Facility Operator Contact Person		Title		
17	Facility Operator Company Name				
18	Facility Operator Mailing Address				
19	Facility Operator City		State		Zip
20	Facility Operator Telephone No.				

**21. CERTIFICATION** --I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Andrew Hedre

NAME (Please type or print)

Chief Restructuring Officer

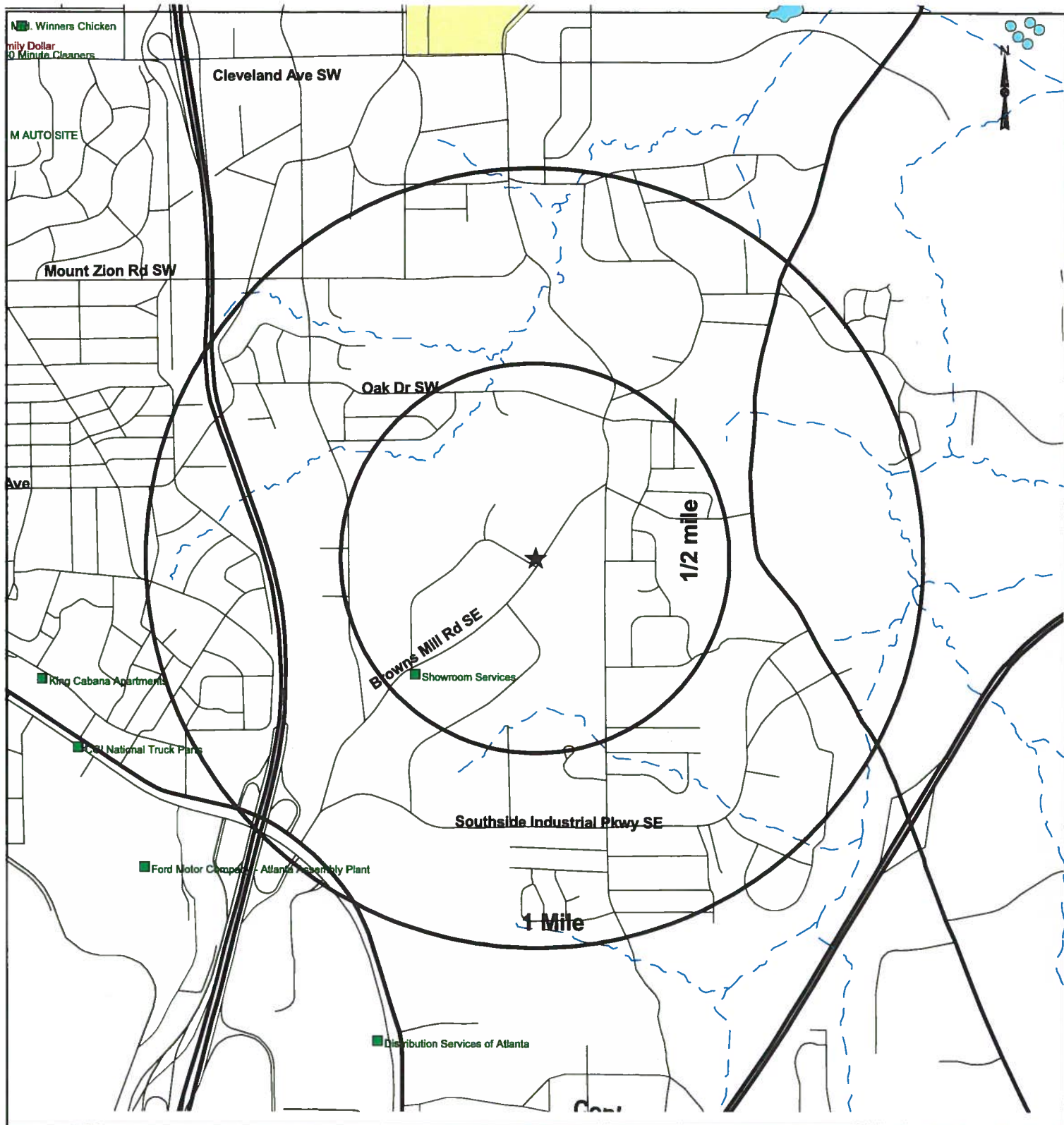
TITLE

SIGNATURE

DATE

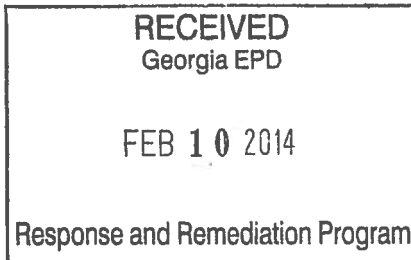
2/16/14





**Vertis Communications**  
**3271 Hamilton Boulevard SE**  
**Atlanta, Fulton County**  
**1/2, & 1 Mile Radii HSI**  
**& NON-HSI & Brownfield Site Locations**





Joan B. Sasine  
Direct: 404/572-6647  
Fax: 404/420-0647  
joan.sasine@bryancave.com

February 6, 2014

**VIA U.S. MAIL**

Derrick Williams, Program Manager  
Georgia Environmental Protection Division  
Response & Remediation  
2 Martin Luther King Jr. Drive  
Suite 1054 East  
Atlanta, Georgia 30334-9000

Re: Supplemental Notification  
760 and 768 Magnolia Street, NW  
Atlanta, Fulton County, Georgia

Dear Mr. Williams:

Enclosed is a Supplemental Release Notification for a release of lead and xylene in groundwater at the Magnolia Redevelopment Parcels located at 760 and 768 Magnolia Street. Initial Release Notifications were submitted for the two parcels on February 1, 2010 for a release of lead in soil. Please note that these parcels are in the Brownfield Program. Accordingly, the on-site pathway evaluation was deferred.

Please let me know if you have any questions.

Very truly yours,

Joan B. Sasine  
Attorney for Westside Affordable Housing, Inc.

JBS/cl  
Enclosure

cc: Jason Metzger (via electronic mail)  
Shannon Ridley (via electronic mail)  
Gary Davis (via electronic mail)

**Bryan Cave LLP**  
One Atlantic Center  
Fourteenth Floor  
1201 W. Peachtree St., NW  
Atlanta, GA 30309  
Phone (404) 572-6600  
Fax (404) 572-6999  
www.bryancave.com

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6171

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION

Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

**RECEIVED**  
Georgia EPD

FEB 7 2014

1. The information provided in this form is for:

- ☒ Initial Release Notification  
☐ Supplemental Notification

Response and Remediation Program

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)					
3	Tax Map and Parcel ID Number:	Portion of 023 06001	Acreage	0.94		
4	Site or Facility Name	Ace Hardware				
5	Site Street Address	126 West College Street				
6	Site City	Griffin	County	Spalding	Zip	30224
7	Property Owner	Lazy J B Properties, LLC				
8	Property Owner Mailing Address	1123 Sage Drive				
9	Property Owner City	Griffin	State	GA	Zip	30224
10	Property Owner Telephone No.	(478) 396-7313				
11	Site Contact Person	Stuart McCranie	Title			
12	Site Contact Company Name	Lazy J B Properties, LLC				
13	Site Contact Mailing Address	1123 Sage Drive				
14	Site Contact City	Griffin	State	GA	Zip	30224
15	Site Contact Telephone No.	(478) 719-0078				
16	Facility Operator Contact Person		Title			
17	Facility Operator Company Name					
18	Facility Operator Mailing Address					
19	Facility Operator City		State		Zip	
20	Facility Operator Telephone No.					

**21. CERTIFICATION** —I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

*Stuart L. McCranie*

NAME (Please type or print)

*President*

TITLE

*Stuart L. McCranie*

SIGNATURE

*1-21-14*

DATE

## PART II -- RELEASE INFORMATION

Page 2 of 5

**Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.**

- 1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The release is believed to have originated at an adjacent property located at 131 West College Street. Historical resources, including tax assessor information and city directories, indicate that this property supported Woodard Cleaners from 1970 through approximately 2012.

- 2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

The release of tetrachloroethylene was likely in the form of liquid waste solvent from the former Woodard Cleaners property, which was registered as a hazardous waste generator in 1986 and 2005.

- 3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

Two groundwater samples were collected by direct-push on January 2, 2014. No cleanup has been initiated at the site.

- 4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.  
☐ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.  
☒ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

- 5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt  
☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material  
☐ Loose earthen fill or native soil  
☐ No cover  
☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

Page 4 of 5

***Please provide the following information for EACH regulated substance released to the soil at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

## Page 5 of 5

[illegible]



## Site Summary

Ace Hardware  
126 West College Street  
Griffin (Spalding County)

The subject site includes approximately 0.94 acres at the southeast corner of West College Street and South 8<sup>th</sup> Street. The site is currently developed with an Ace Hardware retail store, located at the south end of the property, and a large parking lot. Prior to a recent sale in December 2013, the site was part of a larger parcel of 2.51 acres, which included an office building and multi-tenant shopping center to the east. (See Figures 1 and 2.) Historically, the site was developed as a grocery store. The subject property has never supported drycleaning activities and the on-site hardware store does not sell or handle Tetrachloroethylene.

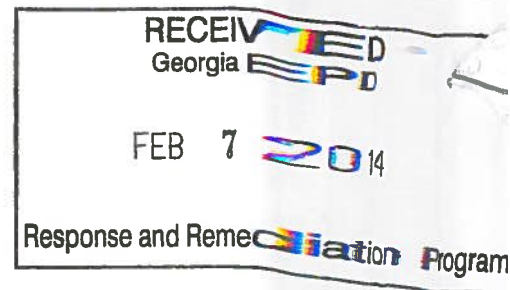
The subject site demonstrates a noticeable slope to the south, in keeping with area topography. Directly north (and upgradient) of the site, across West College Street, is the former Woodard Cleaners property. This property was developed as a drycleaners in 1970 and reportedly operated until about 2012. In November 2013, the site was purchased by Tin H. Pham and the new owners are currently in the process of renovating the property into a nail salon. According to RCRA registration records, the site was registered as a small quantity generator of hazardous waste (F002) in 1986 and as a large quantity generator in 2005.

On January 2, 2014, LOGIC completed a Phase II Environmental Site Assessment at the Griffin Ace Hardware store. Two groundwater samples were collected from the north (upgradient) boundary of the site. (See Figure 3.) Specifically, a groundwater sample identified as B-1 was collected near the northwest entrance to the property, at approximately 23 feet below ground surface (bgs.) A second sample, B-2, was collected near the northeast entrance to the site, at approximately 21 feet bgs. Both samples were analyzed for volatile organic compounds (EPA Method 8260,) based upon the identification of the adjacent, upgradient property as a former drycleaners. Tetrachloroethylene was found in samples B-1 and B-2, at 420 and 490 micrograms per liter, respectively. No other volatile organic compounds were detected in either sample.

In preparing this notification, LOGIC performed a survey for potential drinking water receptors within a three-mile radius. This survey included a driving reconnaissance, verification of water supplies with local water departments for Spalding County and the City of Griffin, a review of the US Geological Survey's National Water Information System Mapper and a review of well surveys conducted as part of prior HSRA notifications and UST releases in the vicinity of the site. A representative of the City of Griffin Public Works confirmed that all city wells had been abandoned and capped in the early 2000s and that no wells are currently used for the city drinking water supply.

LOGIC's driving reconnaissance identified one active drinking water well within the radius. The well was located approximately 2.5 miles southwest of the site, at a residence. (See Figure 4.) The well is owned by Ms. Mary G. Barineau. Mr. Jeff Clay resides at the site and stated that the well remains in use at the on-site house, although a mobile home also located on the property is connected to municipal water. Ison Branch is located approximately one mile southwest of the subject site, between the site and the Barineau well.

No corrective action has been taken in response to this release and no imminent health threat is apparent.



January 30, 2014

Georgia Environmental Protection Division  
Hazardous Site Response Program  
Suite 1054, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334

Re: Ace Hardware  
126 West College Street  
Griffin, (Spalding County) Georgia

Dear Sir/Madam:

In keeping with Georgia Hazardous Site Response Act regulations, please accept this Initial Release Notification for the above-referenced property in Griffin. LOGIC is submitting this release notification on behalf of the owner, Lazy J B Properties, LLC. Groundwater at the site has been impacted by Tetrachloroethylene, as found in two groundwater samples collected from the north end of the property on January 2, 2013. The source of these contaminants is presumed to be an adjacent property to the north, which formerly supported a dry cleaners known as Woodard Cleaners from approximately 1970 through 2012.

Our clients require a determination from your department in order to proceed with a property sale. With this in mind, any effort you can offer to expedite this process would be greatly appreciated. Please let me know if you require any additional information for purposes of your review. Thank you for your time and attention. I remain,

Sincerely,

A handwritten signature in black ink that reads "Brandy Lipps". The signature is written in a cursive, flowing style.

Brandy Lipps  
Senior Environmental Scientist

Enc.

Cc: Stuart McCranie (w/encl.)





# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

RECEIVED  
Georgia EPD

FEB 10 2014

Response and Remediation Program

1. The information provided in this form is for:

- ☐ Initial Release Notification  
☒ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	14-0110-0009-003-3 and 14-0110-0009-002-5	Acreage	.138	
4	Site or Facility Name	Magnolia Redevelopment Parcels			
5	Site Street Address	760 and 768 Magnolia Street, NW			
6	Site City	Atlanta	County	Fulton	Zip 30314
7	Property Owner	Westside Affordable Housing, Inc.			
8	Property Owner Mailing Address	c/o The Housing Authority of the City of Atlanta, Georgia 230 John Wesley Dobbs Avenue			
9	Property Owner City	Atlanta	State	Georgia	Zip 30303
10	Property Owner Telephone No.	(404) 817-7200			
11	Site Contact Person	Mark Kemp	Title	Chief Operating Officer	
12	Site Contact Company Name	The Housing Authority of the City of Atlanta, Georgia			
13	Site Contact Mailing Address	230 John Wesley Dobbs Avenue, N.E.			
14	Site Contact City	Atlanta	State	Georgia	Zip 30303
15	Site Contact Telephone No.	(404) 817-7257			
16	Facility Operator Contact Person	Same as #11 above	Title		
17	Facility Operator Company Name				
18	Facility Operator Mailing Address				
19	Facility Operator City		State		Zip
20	Facility Operator Telephone No.				

**21. CERTIFICATION** --I certify under penalty of law that I am the legal representative of the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

**Joan B. Sasine**

**Attorney for Westside Affordable Housing, Inc.**

NAME (Please type or print)

TITLE

February 5, 2014

SIGNATURE

DATE

## PART II -- RELEASE INFORMATION

Page \_\_\_\_ of \_\_\_\_

***Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.***

- 1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

Unknown

- 2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

Unknown

- 3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

Pursuant to the Georgia Hazardous Site Reuse & Redevelopment Act, delineation of soil and groundwater was performed and soil was remediated to residential risk reduction standards.

- 4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.  
☐ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.  
☒ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

- 5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt  
☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material  
☐ Loose earthen fill or native soil  
☐ No cover  
☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

## PART II -- RELEASE INFORMATION

(Continued)

Page \_\_\_\_\_ of \_\_\_\_\_

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☒ Less than 300 feet  
☐ 301 to 1000 feet

☐ 1001 to 3000 feet  
☐ 3001 to 5280 feet

☐ Greater than 1 mile

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Subject Property

Address: 760 and 768 Magnolia Street, NW

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles  
☐ 0.5 to 1 mile

☐ 1 to 2 miles  
☐ 2 to 3 miles

☒ Greater than 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: Unknown

Address: \_\_\_\_\_

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes ☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.

#### **9.A. SITE SUMMARY**

Initial Release Notifications were submitted by Westside Affordable Housing, Inc. on February 1, 2010 for a release of lead in soil at 760 Magnolia Street and 768 Magnolia Street. No listing letters were sent by EPD on May 13, 2010. As part of site delineation of the 760 and 768 Magnolia Street parcels, under the Georgia Hazardous Site Reuse & Redevelopment Act, a groundwater well was installed on the property line between the two parcels on January 17, 2014. The well was sampled on January 23, 2014. Low concentrations of xylene and lead were found in the groundwater. The groundwater delineation sampling and analysis is discussed in a Brownfield Compliance Status Report dated January 31, 2014. See attached site map in 9.B. for location of the groundwater well. A copy of the lab report is included as Attachment A.

# LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY (ROW) LINE
- STORM SEWER
- OVERHEAD ELECTRIC
- GRATE INLET (GI) / DROP INLET (DI)
- CATCH BASIN (CB)
- FLARED END SECTION (FES)
- SINGLE WING CATCH BASIN
- DOUBLE WING CATCH BASIN
- REINFORCED CONCRETE PIPE
- CORRUGATED METAL PIPE
- DUCTILE IRON PIPE
- WATER METER
- COMMUNICATION BOX
- SPOT ELEVATION
- IRON PIN FOUND
- IRON PIN SET
- REBAR SET
- REBAR FOUND
- MAIL FOUND
- CRUMP TOP PIPE FOUND
- POINT OF COMMENCEMENT
- POINT OF BEGINNING
- (computed & record)
- CONCRETE P.O.W. MARKER (C/MF)
- FIRE HYDRANT (FH)
- WATER VALVE (WV) / IRRIGATION CONTROL VALVE
- WATER METER (WM)
- SANITARY SEWER MANHOLE
- CLEAN OUT (CO)
- UTILITY POLE
- LIGHT POLE
- HARD LIGHT
- HARDWOOD TREE AND SIZE

## REFERENCES

- DEED BOOK 48752, PG 14, DATED JANUARY 28, 2010



CALL BEFORE YOU DIG!  
1-800-4-A-DIG  
1-800-426-6347  
UTILITY LOCATING SERVICE  
1-800-221-1111  
UTILITY LOCATING SERVICE

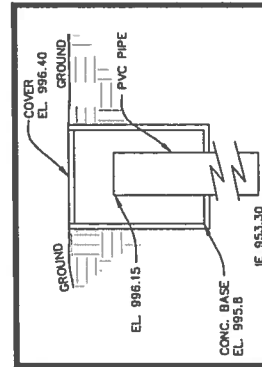
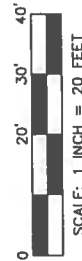
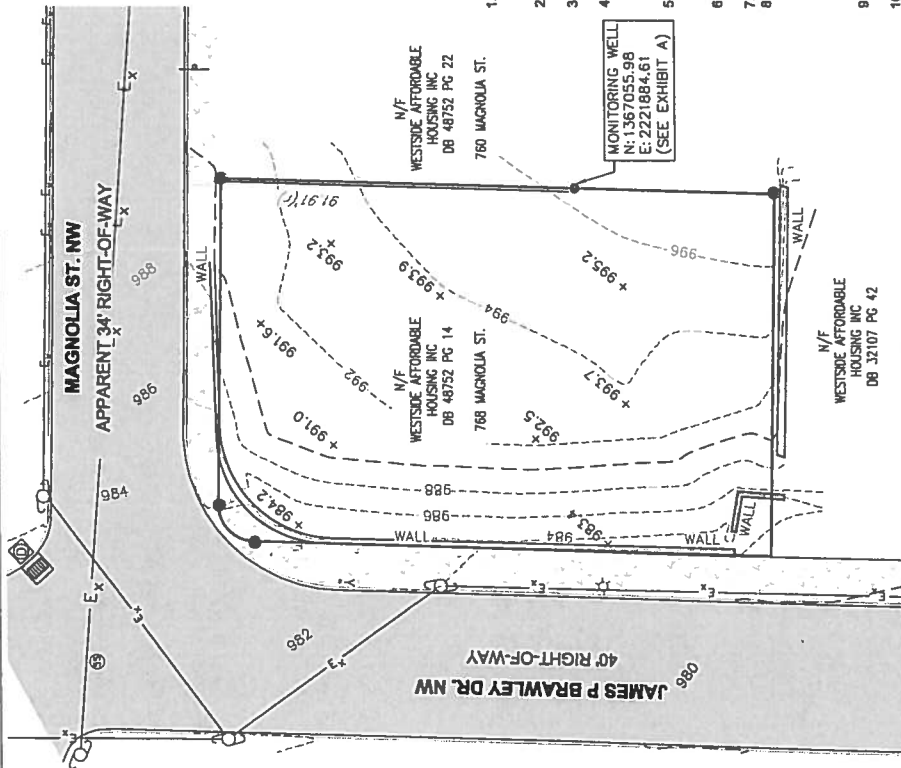


EXHIBIT A (mts)



## GENERAL NOTES

- SURVEY PROCEDURES: THIS SURVEY IS BASED ON MEASUREMENTS OBTAINED USING AN LEICA 1200 SERIES INSTRUMENT CAPABLE OF READING ANGULAR MEASUREMENTS DIRECTLY TO A MINIMUM OF 3 SECONDS OF ARC AND LINEAR DIMENSIONS DIRECTLY TO 0.01 FEET. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 113,394 FEET.
- THE FIELD SURVEY UPON WHICH THIS PLAT IS BASED WAS PERFORMED IN THE FIELD ON DECEMBER 23, 2013 AND THIS PLAT WAS PREPARED ON THE DATE INDICATED IN THE TITLE BLOCK. THIS DRAWING HAS BEEN GENERATED ELECTRONICALLY. THIS MEDIA SHOULD NOT BE CONSIDERED A CERTIFIED VALID DOCUMENT UNLESS IT HAS BEEN PROPERLY SEALED, SIGNED, AND DATED BY ERICK L. SMITH IN CONTRASTING INK PER O.C.G.A. 15-8-67, AND/OR BOARD RULE 180-12.
- THIS PROPERTY IS LOCATED ON PRINTED MAP PANEL, FULTON COUNTY FLOOD INSURANCE RATE MAP NO 13121C0243F, DATED SEPTEMBER 18, 2013 AND INDICATES THIS SITE IS NOT LOCATED WITHIN A FLOOD HAZARD AREA.
- THE TAX PARCEL ID FOR THE SUBJECT TRACT IS 14 011000000025, AND IS ZONED R5.
- NO N.G.S. MONUMENT FOUND WITHIN 500 FEET OF ANY POINT ON THE SUBJECT PROPERTY. INFORMATION REGARDING THE PRESENCE, SIZE AND LOCATION OF UNDERGROUND UTILITIES AS SHOWN HEREON. THIS INFORMATION HAS BEEN BASED ON THE LOCATION OF ABOVE GROUND UTILITIES. NO CERTIFICATION IS MADE AS TO THE ACCURACY AND THOROUGHNESS OF THE INFORMATION CONCERNING UNDERGROUND UTILITIES AND STRUCTURES SHOWN HEREON. PER GEORGIA LAW THE UNDERGROUND UTILITIES PROTECTION SERVICE MUST BE CALLED PRIOR TO THE COMMENCEMENT OF ANY AND ALL EARTH DISTURBING ACTIVITIES.
- CERM AND/OR ERICK L. SMITH DO NOT GUARANTEE THAT ALL EASEMENTS AND SUB-SURFACE CONDITIONS WHICH MAY AFFECT THIS PROPERTY ARE SHOWN.
- THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE AND INTENT OF THE PARTY OR ENTITY NAMED HEREON. THE CERTIFICATION DOES NOT EXTEND TO ANY OTHERS.

## CERTIFICATION

THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-8-67.

DATE	
REVISIONS	

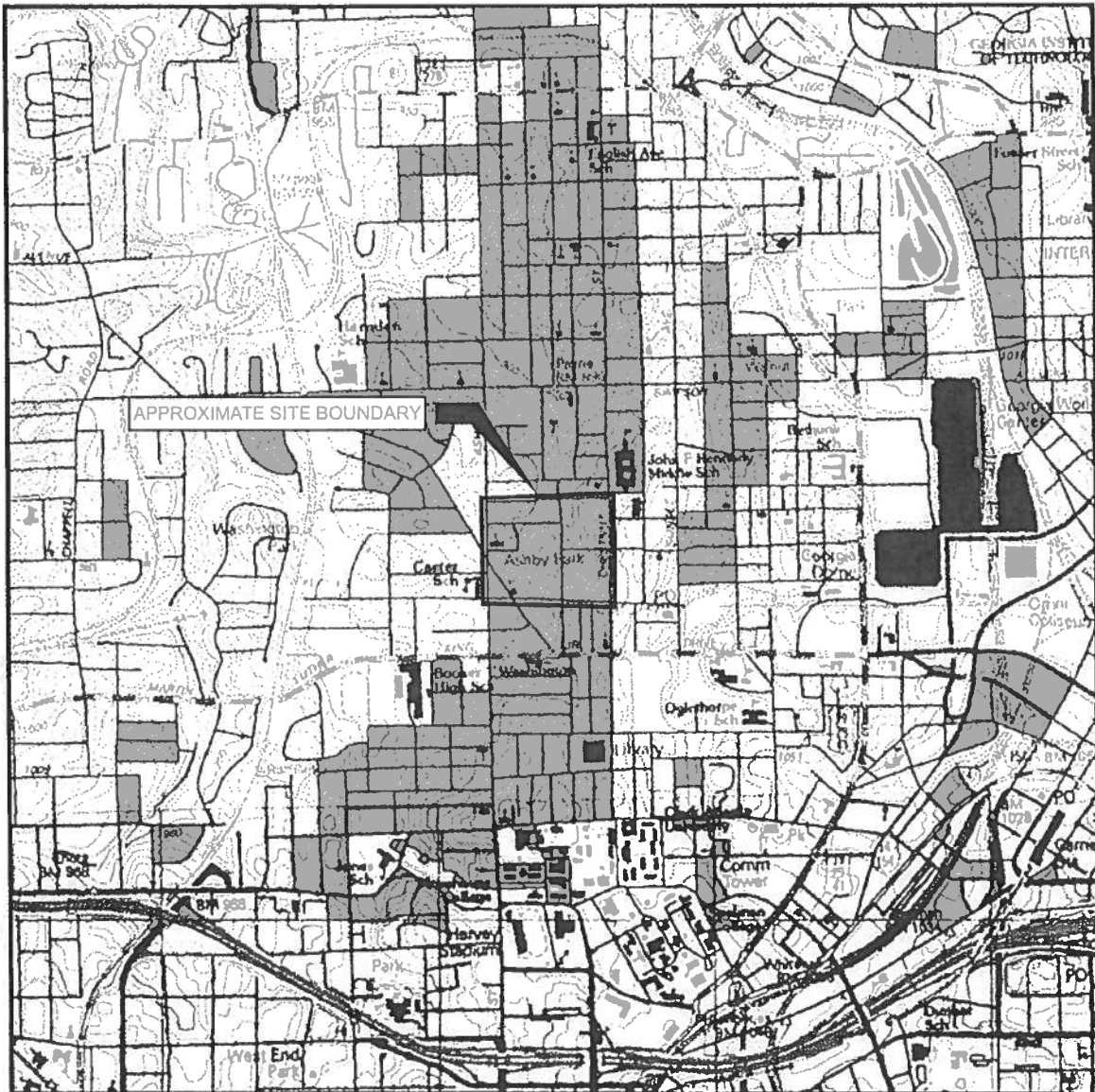
WESTON SOLUTIONS, INC.  
5430 METRIC PLACE, SUITE 100  
NORCROSS, GA 30092

CLIENT:  
768 MAGNOLIA ST.  
ATLANTA, GEORGIA  
TAX ID# 14 011000000025  
LAND LOT: 110 DISTRICT: 14

SHEET TITLE:  
WELL &  
FINAL RECORDING  
EXHIBIT

DRAWN BY:	WJ/2013
CHECKED BY:	WJ/2013
SHEET NO.:	1
TOTAL SHEETS:	1
DATE:	1/28/2014
JOB NO.:	111395-006
OF 1	

## 10. SITE LOCATION MAP



SOURCE: USGS 7.5 MINUTE TOPOGRAPHIC QUADRANGLE: NORTHWEST ATLANTA, GA (1995), SOUTHWEST ATLANTA, GA (1995).

SCALE 1:24000

MILE



0 1  
KILOMETER

CONTOUR INTERVAL 10 FEET  
NATIONAL GEODETIC VERTICAL DATUM OF 1929



QUADRANGLE LOCATION



**Environmental  
Resources  
Management**

**SITE LOCATION MAP**  
PHASE I ESA  
ATLANTA HOUSING AUTHORITY  
MAGNOLIA  
ATLANTA, FULTON COUNTY, GEORGIA

FIGURE

**1**

**PART III -- SOIL RELEASE INFORMATION**

**See Initial HSRA Release Notification**

Page \_\_\_\_ of \_\_\_\_

***Please provide the following information for EACH regulated substance released to the soil at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

**PART IV -- GROUNDWATER RELEASE INFORMATION**

*Please provide the following information for EACH regulated substance released to the groundwater at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.*

Regulated Substance	CAS Registry Number	Highest Detected Concentration (Specify Units)	Sample Depth Below Ground Surface (Feet)
Lead	7439921	31.2 mg/L	37.8
Xylene	1330207	1.69 mg/L	37.8



## **ATTACHMENT A**

# Analytical Report 478012

for

**Weston Solutions, Inc**

**Project Manager: Tim Royer**

**768 Magnolia St**

**30-JAN-14**

Collected By: Client



Florida Testing Services, LLC



**6017 Financial Dr., Norcross, GA 30071**

**Ph:(770) 449-8800 Fax:(770) 449-5477**

Xenco-Houston (EPA Lab code: TX00122):

Texas (T104704215-14-16-TX), Arizona (AZ0765), Florida (E871002), Louisiana (03054)

New Jersey (TX007), North Carolina(681), Oklahoma (9218), Pennsylvania (68-03610)

Xenco-Atlanta (EPA Lab Code: GA00046):

Florida (E87429), North Carolina (483), South Carolina (98015), Kentucky (85), DoD ( L10-135)

Louisiana (04176), USDA (P330-07-00105)

Xenco-Lakeland: Florida (E84098)

Xenco-Odessa (EPA Lab code: TX00158): Texas (T104704400-TX)

Xenco-Dallas (EPA Lab code: TX01468): Texas (T104704295-TX)

Xenco Phoenix (EPA Lab Code: AZ00901): Arizona(AZ0757)

Xenco-Phoenix Mobile (EPA Lab code: AZ00901): Arizona (AZM757)

Xenco Tucson (EPA Lab code:AZ000989): Arizona (AZ0758)



30-JAN-14

Project Manager: **Tim Royer**  
**Weston Solutions, Inc**  
5390 Triangle Parkway, Suite 150

Peachtree Corners, GA 30092

Reference: XENCO Report No(s): **478012**  
**768 Magnolia St**  
Project Address:

**Tim Royer:**

We are reporting to you the results of the analyses performed on the samples received under the project name referenced above and identified with the XENCO Report Number(s) 478012. All results being reported under this Report Number apply to the samples analyzed and properly identified with a Laboratory ID number. Subcontracted analyses are identified in this report with either the NELAC certification number of the subcontract lab in the analyst ID field, or the complete subcontracted report attached to this report.

Unless otherwise noted in a Case Narrative, all data reported in this Analytical Report are in compliance with NELAC standards. The uncertainty of measurement associated with the results of analysis reported is available upon request. Should insufficient sample be provided to the laboratory to meet the method and NELAC Matrix Duplicate and Matrix Spike requirements, then the data will be analyzed, evaluated and reported using all other available quality control measures.

The validity and integrity of this report will remain intact as long as it is accompanied by this letter and reproduced in full, unless written approval is granted by XENCO Laboratories. This report will be filed for at least 5 years in our archives after which time it will be destroyed without further notice, unless otherwise arranged with you. The samples received, and described as recorded in Report No. 478012 will be filed for 60 days, and after that time they will be properly disposed without further notice, unless otherwise arranged with you. We reserve the right to return to you any unused samples, extracts or solutions related to them if we consider so necessary (e.g., samples identified as hazardous waste, sample sizes exceeding analytical standard practices, controlled substances under regulated protocols, etc).

We thank you for selecting XENCO Laboratories to serve your analytical needs. If you have any questions concerning this report, please feel free to contact us at any time.

Respectfully,  


**Eben Buchanan**  
Project Manager

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## Sample Cross Reference 478012

Weston Solutions, Inc, Peachtree Corners, GA  
768 Magnolia St



Sample Id	Matrix	Date Collected	Sample Depth	Lab Sample Id
MAMW-1	W	01-23-14 13:40		478012-001
MAMW-1D	W	01-23-14 13:40		478012-002



## CASE NARRATIVE

*Client Name: Weston Solutions, Inc*

*Project Name: 768 Magnolia St*



Project ID:  
Work Order Number(s): 478012

Report Date: 30-JAN-14  
Date Received: 01/23/2014

---

### Sample receipt non conformances and comments:

---

### Sample receipt non conformances and comments per sample:

None

#### Analytical non conformances and comments:

Batch: LBA-932820 Low Level PAHs by SW846 8270D  
Acenaphthylene recovered above QC limits in the Matrix Spike.

The Laboratory Control Sample for Acenaphthylene is within laboratory Control Limits

1-Methylnaphthalene, 2-Methylnaphthalene, Fluorene, Naphthalene recovered below QC limits in the laboratory control sample. All analytes were within QC criteria for laboratory control duplicate and the matrix spike. Therefore the data is considered acceptable.

1-Methylnaphthalene, 2-Methylnaphthalene, Acenaphthene, Fluorene, Naphthalene RPD was outside laboratory control limits.  
Samples affected are: 478012-001, -002

Batch: LBA-933031 Mercury by SW-846 7470A  
Mercury recovered below QC limits in the Matrix Spike.  
Samples affected are: 478012-001, -002.  
The Laboratory Control Sample for Mercury is within laboratory Control Limits

## Flagging Criteria

- X** In our quality control review of the data a QC deficiency was observed and flagged as noted. MS/MSD recoveries were found to be outside of the laboratory control limits due to possible matrix /chemical interference, or a concentration of target analyte high enough to affect the recovery of the spike concentration. This condition could also affect the relative percent difference in the MS/MSD.
- B** A target analyte or common laboratory contaminant was identified in the method blank. Its presence indicates possible field or laboratory contamination.
- D** The sample(s) were diluted due to targets detected over the highest point of the calibration curve, or due to matrix interference. Dilution factors are included in the final results. The result is from a diluted sample.
- E** The data exceeds the upper calibration limit; therefore, the concentration is reported as estimated.
- F** RPD exceeded lab control limits.
- J** The target analyte was positively identified below the quantitation limit and above the detection limit.
- U** Analyte was not detected.
- L** The LCS data for this analytical batch was reported below the laboratory control limits for this analyte. The department supervisor and QA Director reviewed data. The samples were either reanalyzed or flagged as estimated concentrations.
- H** The LCS data for this analytical batch was reported above the laboratory control limits. Supporting QC Data were reviewed by the Department Supervisor and QA Director. Data were determined to be valid for reporting.
- K** Sample analyzed outside of recommended hold time.
- JN** A combination of the "N" and the "J" qualifier. The analysis indicates that the analyte is "tentatively identified" and the associated numerical value may not be consistent with the amount actually present in the environmental sample.
- \*\*** Surrogate recovered outside laboratory control limit.
- BRL** Below Reporting Limit.
- RL** Reporting Limit
- MDL** Method Detection Limit      **SDL** Sample Detection Limit      **LOD** Limit of Detection
- PQL** Practical Quantitation Limit      **MQL** Method Quantitation Limit      **LOQ** Limit of Quantitation
- DL** Method Detection Limit
- NC** Non-Calculable
- +** NELAC certification not offered for this compound.
- \*** (Next to analyte name or method description) = Outside XENCO's scope of NELAC accreditation

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9701 Harry Hines Blvd, Dallas, TX 75220  
5332 Blackberry Drive, San Antonio TX 78238  
2505 North Falkenburg Rd, Tampa, FL 33619  
12600 West I-20 East, Odessa, TX 79765  
6017 Financial Drive, Norcross, GA 30071  
3725 E. Atlanta Ave, Phoenix, AZ 85040

Phone	Fax
(281) 240-4200	(281) 240-4280
(214) 902 0300	(214) 351-9139
(210) 509-3334	(210) 509-3335
(813) 620-2000	(813) 620-2033
(432) 563-1800	(432) 563-1713
(770) 449-8800	(770) 449-5477
(602) 437-0330	

ENVIRONMENTAL SERVICES, INC.

P.O. Box 2383

Savannah, Georgia 31402

(912)236-4711 fax (912)236-3668

www.environmentalservicesinc.com

24 January 2014

RECEIVED  
Land Protection Branch

FEB 14 2014

Hazardous Waste

Georgia Environmental Protection Division  
Response & Remediation Program  
2 Martin Luther King Jr. Drive SE, Suite 1054  
Atlanta, Georgia 30334-9000  
Attention: Mr. David Reuland, Unit Coordinator

RE: **Supplemental Release Notification**  
**Effingham County I-16 North Dump Site**  
**Effingham County, Georgia**  
**ESI Project Number SJ13045.01**

Dear Mr. Reuland:

On behalf of the property owner, Effingham County Industrial Development Authority (IDA), Environmental Services, Inc. (ESI) has prepared a supplemental Release Notification for regulated substances (antimony, zinc, and acetonitrile) previously included in Effingham County IDA's initial Release Notification filed with the Georgia Environmental Protection Division (EPD) in October 2013 for the above-reference site, herein referred to as the *property*.

As indicated in the cover letter with the initial Release Notification for the *property*, excavation activities to remove impacted soils were planned to occur after the initial notification was submitted. Those excavation activities were conducted at the *property* in December 2013. A total of ten (10) confirmatory soil samples were collected from the excavation areas. No regulated substances included in the analytical test suite were detected in any of the confirmatory soil samples in concentrations above the applicable laboratory method detection limits and/or the applicable Georgia Notification Concentrations (NCs) outlined in Rule 391-3-19, Appendix I.

Based on the soil analytical results obtained from these subsequent post-excavation confirmatory sampling activities, the *property* no longer meets the criteria for notification to the Georgia EPD under Rule 391-3-19-.04(3). Therefore, on behalf of Effingham County IDA, ESI requests to withdraw the *property* owner's initial 18 October 2013 Release Notification and to receive from the Georgia EPD a letter confirming that withdrawal.

Should you have any questions regarding this report or require additional assistance, please contact the undersigned at your convenience.

Sincerely yours,

ENVIRONMENTAL SERVICES, INC.

  
Spencer Mitchell, P.G.  
Senior Geologist

(Attachments)

CC: Mr. John Henry, Effingham County Industrial Development Authority, P.O. Box 1078, Springfield, GA 31329

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

1. The information provided in this form is for:

- ☐ Initial Release Notification  
☒ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)	Not Applicable				
3	Tax Map and Parcel ID Number:	329-41A	Acreage	1,518		
4	Site or Facility Name	Effingham County IDA I-16 N Former Dump Site				
5	Site Street Address	I-16 & Old River Road				
6	Site City	Meldrim	County	Effingham	Zip	31318
7	Property Owner	Effingham County Industrial Development Authority				
8	Property Owner Mailing Address	520 West Third Street				
9	Property Owner City	Springfield	State	Georgia	Zip	31329
10	Property Owner Telephone No.	912-754-3301				
11	Site Contact Person	Mr. John Henry	Title	CEO		
12	Site Contact Company Name	Same as Property Owner				
13	Site Contact Mailing Address					
14	Site Contact City		State		Zip	
15	Site Contact Telephone No.					
16	Facility Operator Contact Person	Same as Site Contact	Title			
17	Facility Operator Company Name					
18	Facility Operator Mailing Address					
19	Facility Operator City		State		Zip	
20	Facility Operator Telephone No.					

**21. CERTIFICATION** --I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

John A. Henry

CEO

NAME (Please type or print)

TITLE

SIGNATURE

1/21/14

DATE



## PART II -- RELEASE INFORMATION

Page 2 of 4

**Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.**

**1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The exact source of the detected regulated substances (antimony, zinc, & acetonitrile) is unknown, though it is likely from materials buried in the former unregulated dumping/landfilling area. Site assessment activities estimate the size of the abandoned landfill to comprise an area of 1.22 acres. Known materials buried in the dump area include domestic debris, tiles, scrap metal, glass, plastic, and concrete, and fiber materials. The extent of the buried material ranges in depth from 1-14 feet below ground surface (bgs), with 1-3 feet of soil cover.

**2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

The release date(s) are unknown.

**3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

Forty (40) test pits were excavated at the site in an effort to delineate the size of the former unregulated dump area. Soil and groundwater samples were collected and analyzed from various test pit locations that exhibited suspicious odors and/or staining. Regulated substances (antimony, zinc, and/or acetonitrile) were identified in 2 of 8 soil samples collected from the site at concentrations above the applicable Georgia NCs. Soil excavation was conducted in December 2013 after the initial HSRA notification was filed in October 2013. Subsequent soil sampling conducted after soil excavation confirmed that no regulated substance of concern remain in these areas above laboratory method detection limits (MDLs) and/or the applicable Georgia NCs. Additionally, metals (copper, lead, nickel, and/or zinc) were identified in 3 of 4 groundwater samples collected from monitoring wells installed in the vicinity of the former dump area in concentrations that exceeded the laboratory MDLs, but were below the Rule 391-3-19 Appendix III, Table 1. Groundwater Criteria.

**4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.
- ☒ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.
- ☐ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

A gate is located at the entrance to the property on Meldrim Road near the intersection of Meldrim Road/5th Street and Bay Road. This gate remains locked; however, there is no fence that surrounds the property in its entirety.

**5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt
- ☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material
- ☒ Loose earthen fill or native soil
- ☐ No cover
- ☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

Based on a Subsurface Investigation performed in 2012, possible cap material composed of fine grain sand was observed at each test pit excavated within the estimated limits of the former unregulated dump area. The possible cap material ranged from 1' to 3' in thickness. It should be noted that soil excavation was conducted in December 2013 after the initial HSRA notification was filed in October 2013. Subsequent soil sampling conducted after soil excavation confirmed that no regulated substance of concern remain in these areas above laboratory MDLs and/or the applicable Georgia NCs.

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 4

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☐ Less than 300 feet  
☐ 301 to 1000 feet

☒ 1001 to 3000 feet  
☐ 3001 to 5280 feet

☐ Greater than 1 mile

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Meldrim Apartments

Address: 324 & 326 Withlacoochee Avenue, Meldrim, Georgia

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles  
☒ 0.5 to 1 mile

☐ 1 to 2 miles  
☐ 2 to 3 miles

☐ Greater than 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: Meldrim Lakes, South Atlantic Utilities

Address: Sandyhill Road & Shuman Drive, Meldrim, Georgia

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes

☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

Not Applicable

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.

Page 4 of 5[illegible]

[illegible]



## Effingham County I-16 North Dump Site Meldrim, Effingham County, Georgia

### SITE SUMMARY

As indicated in the cover letter with the 18 October 2013 initial Release Notification for the *property*, excavation activities to remove impacted soils were planned to occur after the notification was submitted. Those excavation activities were conducted in December 2013. A Project Location Map is provided as **Figure 1**, and a copy of a 2011 aerial photograph, annotated with the approximate boundaries of the area of concern, is provided as **Figure 2**.

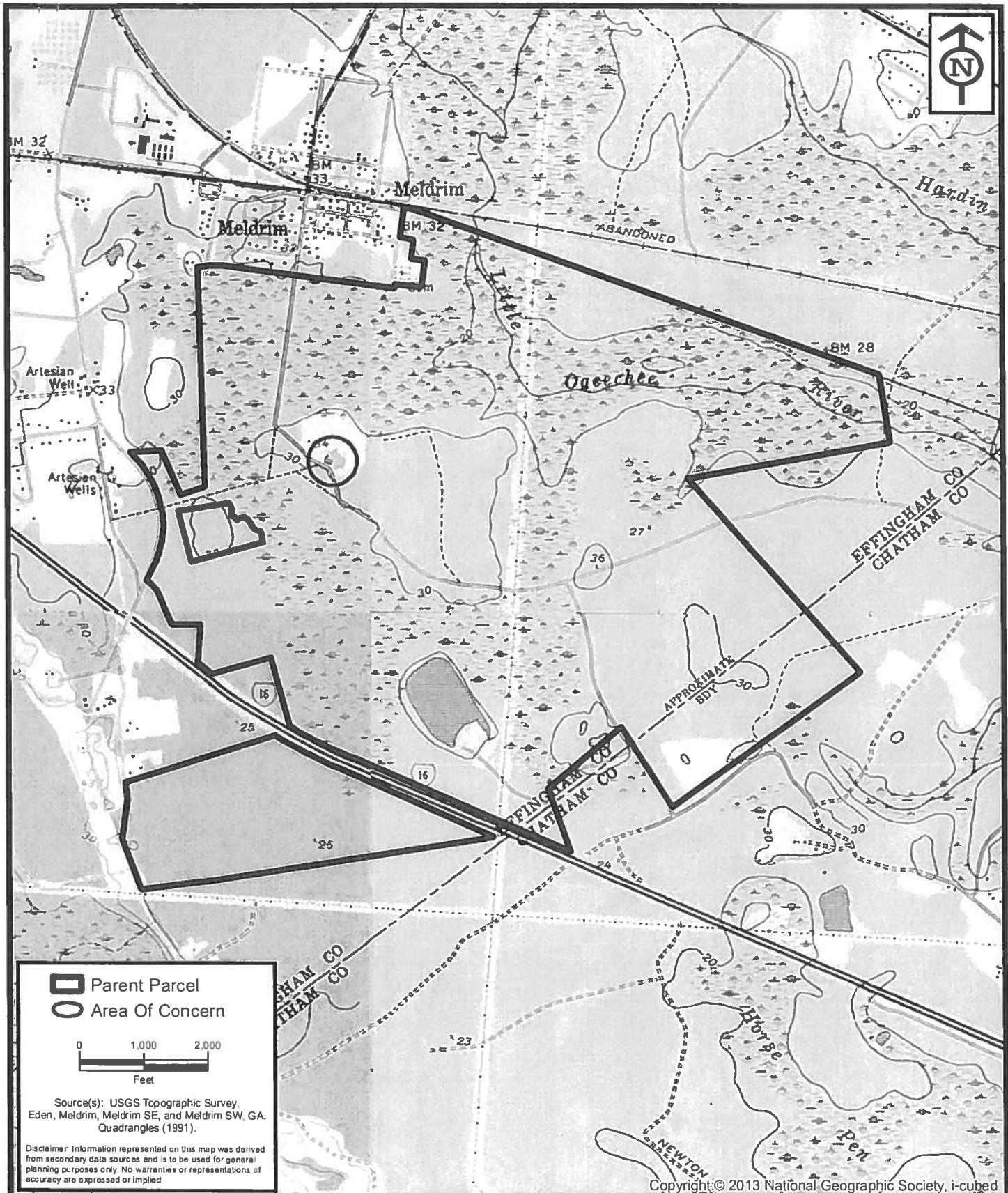
Soil excavation activities were based on previous soil sampling activities conducted in August 2012 and August 2013 within the limits of an approximate 1.22-acre former unregulated dump site. Refer to **Figure 3** for a depiction of previous soil sample locations. The laboratory analytical results of the soil sample collected in August 2012 were provided to the Georgia EPD in the Release Notification dated 18 October 2013. The laboratory analytical results for the soil samples collected in August 2013 are provided in **Attachment 1**.

All subsequent soil excavation, confirmatory sampling, and backfilling field activities were conducted on 18 & 19 December 2013. Using a hydraulic excavator, soils were over-excavated from the ground surface to depths ranging from 4'-5' below ground surface (bgs) in the vicinity of the two (2) previously identified areas of impact (SS-2/TP-14 & SS-3/TP-10). A total of 35.38 tons of soil were excavated from the site and transported offsite for proper disposal as non-hazardous waste material. Photographs of the excavation activities are included as **Attachment 2**. The disposal manifests and weight tickets are included as **Attachment 3**. At the completion of the excavation and confirmatory sampling activities, the excavation area was backfilled to original grade using on-site suitable soil fill material.

A total of ten (10) confirmatory soil samples were collected from the excavation areas on 18 & 19 December 2013, including five (5) confirmatory soil samples (SW-1, SW-2, SW-3, SW-4, and Base-1) collected from the sidewalls and base of the excavation area surrounding previous soil sample SS-2, and five (5) confirmatory soil samples (SW-5, SW-6, SW-7, SW-8, and Base-2) collected from the sidewalls and base of the excavation area surrounding previous soil sample SS-3. Each sidewall sample was taken at the excavation midpoint depth and each base sample was collected from the base elevation of the excavation. Confirmatory soil samples SW-1, SW-2, SW-3, SW-4, and Base-1 were analyzed for antimony and zinc using EPA Method 6010, and confirmatory soil samples SW-5, SW-6, SW-7, SW-8, and Base-2 were analyzed for acetonitrile using EPA Method 8260. **Figure 4A & Figure 4B** identify the actual limits of soil excavations and confirmatory soil sample locations.

No regulated substances in the analytical test suites were detected in any of the confirmatory samples at concentrations above the applicable laboratory method detection limits (MDLs) and/or the applicable Georgia Notification Concentrations (NCs) outlined in Rule 391-3-19, Appendix I. **Attachment 1** includes copies of the Chain-of-Custody forms and the laboratory analytical results.

Based on the soil analytical results obtained from these subsequent post-excavation confirmatory sampling activities, the *property* no longer meets the criteria for notification to the Georgia EPD under Rule 391-3-19-.04(3). Therefore, on behalf of Effingham County IDA, ESI requests to withdraw the *property* owner's initial 18 October 2013 Release Notification and to receive from the Georgia EPD a letter confirming that withdrawal.



**ENVIRONMENTAL  
SERVICES, INC.**  
131 Hutchinson Island Rd  
Suite 100  
Savannah, Georgia 31421  
(912) 236-4711  
(912) 236-3668 Fax  
[www.environmentalservicesinc.com](http://www.environmentalservicesinc.com)

Project Location  
**Effingham IDA / I-16 N Former Dump Site**  
Effingham County, Georgia

Project: SJ13045.01  
Date: Jan. 2014  
Drwn/Chkd: JRN/RCB  
Figure: 1

# LOGIC

ENVIRONMENTAL

February 18, 2014

Mr. David Brownlee  
Georgia Environmental Protection Division  
Hazardous Site Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

RECEIVED  
Land Protection Branch

FEB 18 2014

Hazardous Waste

Re: The Athlete's Foot  
564 Lee Street SW, Atlanta, (Fulton County) Georgia  
LOGIC Project F611-01

Dear Mr. Brownlee:

In keeping with Georgia Hazardous Site Response Act regulations, please accept this Initial Release Notification for the above-referenced property in Atlanta. LOGIC is submitting this release notification on behalf of the owner, Lowman Property Group, LLC. Various dry-cleaning-related solvents were identified in groundwater, as well in soil just above the upper groundwater aquifer.

The solvents appear to have originated from one (or more) of several dry cleaners that operated from the south adjoining property from around 1940 until 2001. A release notification was submitted for the south adjoining property (576 Lee Street SW) in December 2013. The EPD issued a no-listing determination for this release on January 10, 2014. The owners of the south adjacent property and dry cleaning facilities owned the south half of the subject site from the early 1940s through 2001. A storage building was located in the southeast part of the site from at least as early as 1950 through the early 2000s and may have been occupied and/or used by the dry cleaning companies during their ownership of the site. It is not clear whether the soil contamination (identified within 18 inches of the upper aquifer) is the result of an on-site release, or (more likely) from fluctuations in the groundwater level.

Please let me know if you require any additional information for purposes of your review. Thank you for your time and attention.

Yours faithfully,



Jenny Schildecker  
Environmental Scientist

Enc.

CC: Chris Fonzi (w/ Attach.)  
Mike Tuohy (w/ Attach.)

6178

# RELEASE NOTIFICATION/REPORTING FORM



Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
Hazardous Sites Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

1. The information provided in this form is for:

- ☒ Initial Release Notification  
☐ Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	14 010800070336	Acreage	0.32 acres	
4	Site or Facility Name	The Athlete's Foot			
5	Site Street Address	564 Lee Street SW			
6	Site City	Atlanta	County	Fulton	Zip 30310
7	Property Owner	Lowman Property Group, LLC			
8	Property Owner Mailing Address	564 Lee Street SW			
9	Property Owner City	Atlanta	State	Georgia	Zip 30310
10	Property Owner Telephone No.	(404) 391-3960			
11	Site Contact Person	Mr. Isom Lowman	Title	Owner	
12	Site Contact Company Name	The Athlete's Foot			
13	Site Contact Mailing Address	564 Lee Street SW			
14	Site Contact City	Atlanta	State	Georgia	Zip 30310
15	Site Contact Telephone No.	(404) 391-3960			
16	Facility Operator Contact Person	Mr. Isom Lowman	Title	Owner	
17	Facility Operator Company Name	The Athlete's Foot			
18	Facility Operator Mailing Address	564 Lee Street SW			
19	Facility Operator City	Atlanta	State	Georgia	Zip 30310
20	Facility Operator Telephone No.	(404) 391-3960			

**21. CERTIFICATION** --I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Mr. Isom Lowman

Owner

NAME (Please type or print)

TITLE

SIGNATURE

DATE

2-18-14

Revised May 2008



## PART II -- RELEASE INFORMATION

Page 2 of 5

**Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.**

**1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The release appears to have originated from the historical spillage of tetrachloroethene and possibly other chlorinated solvents in the vicinity of the southeast part of the subject site. According to available historic information, the south adjacent property supported a dry cleaners from the 1940s until around 2001. The south half of the site was owned by the owners of the dry cleaning companies during that time. From at least 1950 through the early 2000s, a storage building was located in the southeast part of the site, and may have been used/occupied by the dry cleaning companies.

**2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

The release date and quantity are unknown. The physical state of the released material is presumed to be liquid.

**3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

The investigation during which this contamination was identified is described in the accompanying narrative. No steps have been taken to remediate this release.

**4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.
- ☒ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.
- ☐ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

The site is surrounded on all sides by fencing or adjoining building walls, with the exception of the west site boundary, which allows access to the site's parking lot and the store entrance. The area in which the release was identified is enclosed by fencing.

**5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☐ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt
- ☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material
- ☒ Loose earthen fill or native soil
- ☐ No cover
- ☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

The contaminated soils and groundwater are covered by up to six feet of native soils/fill material.

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 5

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☐ Less than 300 feet

☐ 1001 to 3000 feet

☐ Greater than 1 mile

☒ 301 to 1000 feet

☐ 3001 to 5280 feet

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Sky Lofts (Condos)

Address: 898 Oak Street, Atlanta, GA

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles

☐ 1 to 2 miles

☒ Greater than 3 miles

☐ 0.5 to 1 mile

☐ 2 to 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: No wells identified within 3 miles

Address: \_\_\_\_\_

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes

☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

N/A

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://gqsstore.dnr.state.ga.us>.

## Page 4 of 5

Revised May 2008

[illegible]

## Page 5 of 5

Revised May 2008

THE ATHLETE'S FOOT  
564 LEE STREET SW, ATLANTA, GEORGIA  
HSRA INITIAL RELEASE NOTIFICATION - SITE SUMMARY

The subject site is an approximately 0.32-acre property located in Downtown Atlanta, in Fulton County. (See Figure 1.) The site is located on the east side of Lee Street, about 130 feet north of its intersection with Poole Place. (See Figure 2.) The site, which is partially enclosed by fencing, supports a one-story building, occupied by The Athlete's Foot, a retailer of athletic footwear. Adjoining properties include a used appliance shop to the east, a bank to the north, a shopping mall to the west and a multi-tenant shopping center to the south.

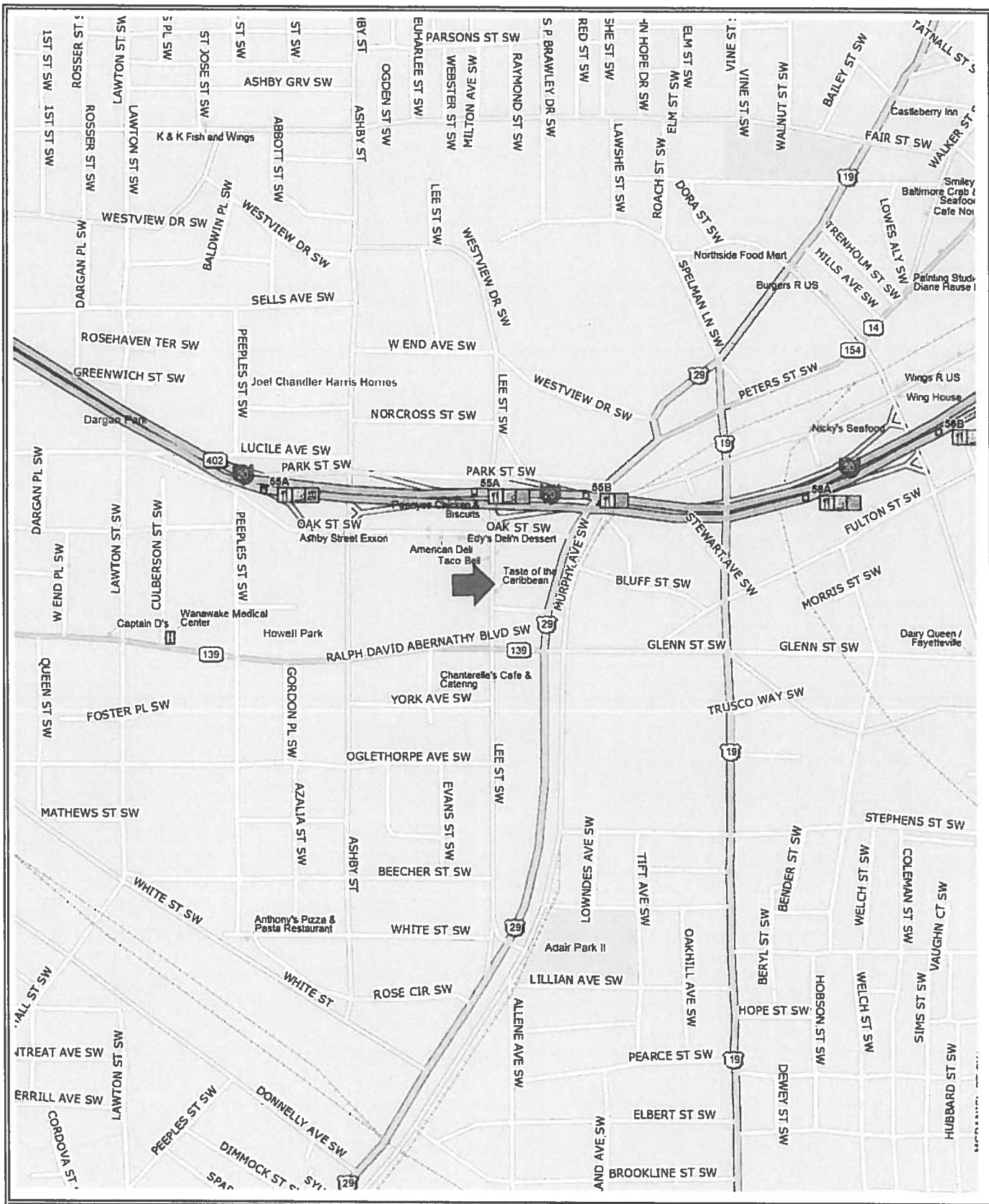
According to available historical information, the site was, until recently, composed of two separate parcels. Various businesses operated from the site from the 1950s through the early 2000s, including an insurance company, a restaurant, a physician, a YMCA, a Christian organization, an auto parts store, a dental research laboratory and a furniture rental company. Dry cleaning businesses operated from the south adjoining property from the early 1940s through 2001. The owners of the south adjacent property and dry cleaners owned the south half of the subject site for the same period of time. A building was located in the southeast part of the site from at least as early as 1950 until around the early 2000s. It is not clear what the structure was used for, although according to a 1950 fire insurance map, it was originally used for storage, and may have been occupied and/or used by the dry cleaning companies during their ownership of the site. A release of dry cleaning constituents, including tetrachloroethene, to soil and groundwater, was reported from the south adjoining property by LOGIC in December 2013. The EPD issued a no-listing determination for this release on January 10, 2014.

On January 17, 2014, LOGIC completed a Phase II investigation of the subject site. Two soil and two groundwater samples (Borings B-1 and B-2) were collected in the vicinity of the former on-site storage building, which was north of the south adjacent, former dry cleaners. (See Figure 3.) All samples were analyzed for volatile organic compounds (EPA Method 8260) based upon the proximity of the nearby historical dry cleaning facility and the potential for solvent storage in the former on-site storage building.

Soil samples were collected at depths of 20 feet below the ground surface in both borings. Tetrachloroethene was detected in both of the soil samples, at concentrations of 0.57 mg/kg (in B-1-20') and 0.37 mg/kg (in B-2-20'), which exceeded the HSRA notification concentration of 0.18 mg/kg in soil. Cis-1,2-Dichloroethene was also detected in soil in both samples (0.12 mg/kg in B-1 and 0.008 mg/kg in B-2), as well as Trichloroethene at a concentration of 0.0098 in B-1. These constituents did not exceed their respective HSRA notification concentrations. Groundwater contamination was identified in both of the sample locations. Chloroform was identified in sample B-1 at a concentration of 7.6 µg/L. Cis-1,2 Dichloroethene was identified in samples B-1 and B-2 at concentrations of 780 µg/L and 140 µg/L, respectively. Tetrachloroethene was identified at concentrations of 8,000 µg/L in B-1 and at 610 µg/L in B-2. Trans-1,2-Dichloroethene was detected in B-1 at a concentration of 8.2 µg/L. Trichloroethene was identified at a concentration of 210 µg/L in B-1 and at 70 µg/L in B-2. Complete analytical results and chain-of-custody documentation are attached.

This survey included a review of well surveys conducted as part of prior HSRA Release Notifications in the vicinity of the site. No driving survey was performed for potential drinking water receptors within the area. However, it has been well documented in other HSRA investigations, that no drinking water receptors are located within a three-mile radius. It is not clear whether the soil contamination resulted from an on-site release. However, based upon the fact that the soil contamination was identified within 18 inches of the upper aquifer, and included the same fundamental contaminant profile, it seems more likely for the contamination to be attributable to fluctuations in the groundwater level. No corrective action has been taken in response to this release and no imminent health threat is apparent.

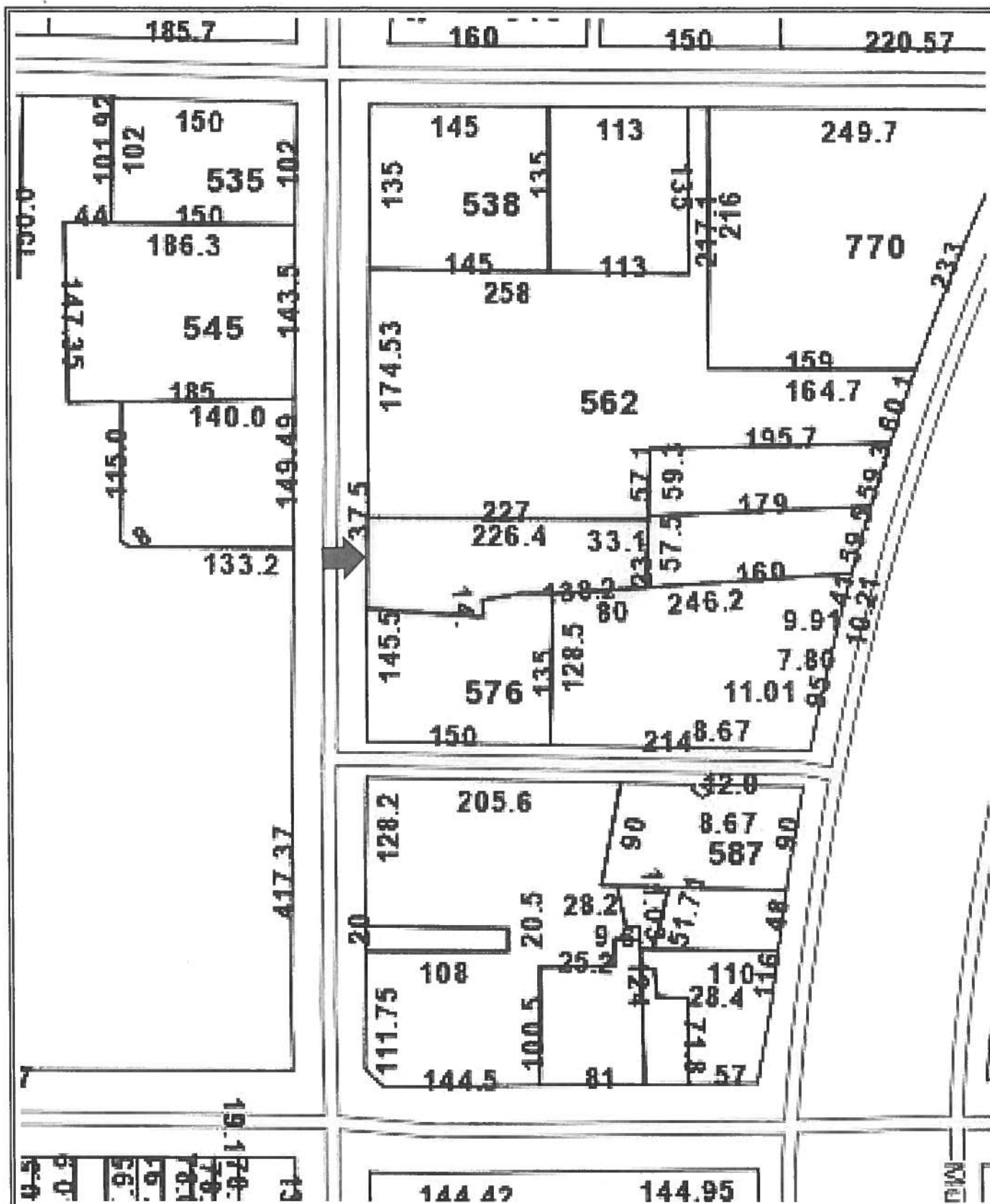
# FIGURES



564 LEE STREET SW  
ATLANTA, GEORGIA

LOGIC ENVIRONMENTAL, INC.  
3400 MCCLURE BRIDGE ROAD, SUITE F602 ♦ DULUTH, GA 30096

FIGURE 1 SITE LOCATION MAP

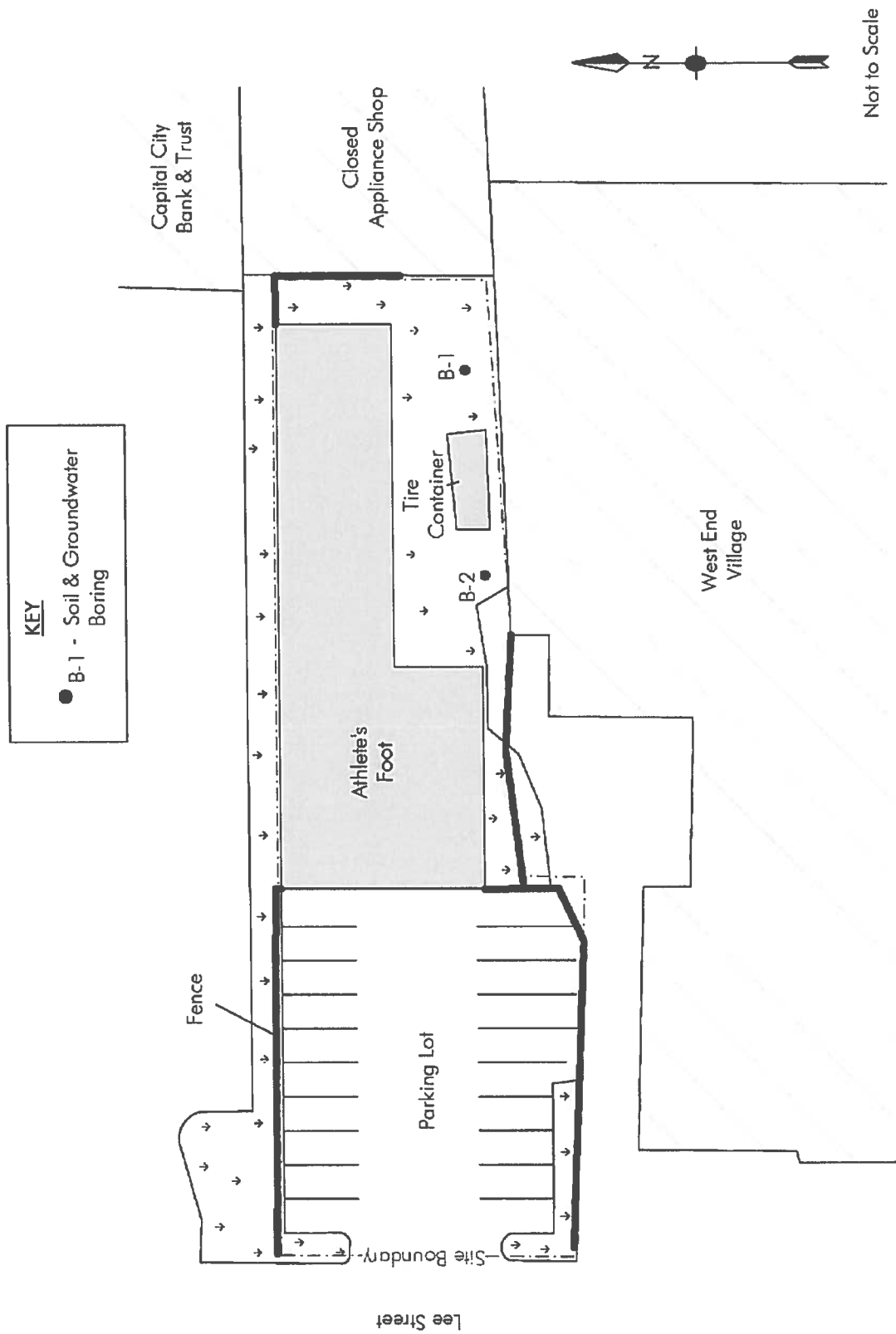


564 LEE STREET SW  
ATLANTA, GEORGIA

LOGIC ENVIRONMENTAL, INC.  
3400 MCCLURE BRIDGE ROAD, SUITE F602 ♦ DULUTH, GA 30096

FIGURE 2 TAX MAP





564 LEE STREET SW  
ATLANTA, GEORGIA

LOGIC ENVIRONMENTAL, INC.  
3400 MCCLURE BRIDGE ROAD, SUITE F602 ♦ DULUTH, GA 30096

FIGURE 3 SAMPLE LOCATION MAP

# LOGIC

ENVIRONMENTAL

February 14, 2014

RECEIVED  
Land Protection Branch

FEB 20 2014

Hazardous Waste

Mr. David Brownlee  
Georgia Environmental Protection Division  
Hazardous Site Response Program  
Suite 1462, Floyd Tower East  
2 Martin Luther King Jr. Drive, SE  
Atlanta, Georgia 30334-9000

Re: Initial Release Notification for Liberty Technology  
120 & 122 East Taylor Street  
Griffin, (Spalding County) Georgia

Dear Mr. Brownlee:

In keeping with Georgia Hazardous Site Response Act regulations, please accept this Initial Release Notification for the above-referenced property in Griffin. LOGIC is submitting this release notification on behalf of the owner, William G. Hatchett, Jr.

LOGIC's recent testing confirmed that groundwater has been impacted by dry cleaning solvents, apparently originating from a release at an adjoining, upgradient dry cleaners. The dry cleaner has operated in this location since the 1940s. Soil within 18 inches of the upper aquifer demonstrated these same constituents, but LOGIC attributes this to fluctuations in groundwater elevations (rather than a genuine release to soil) which caused impacted groundwater to deposit contaminants in the overlying soil before receding.

The sale of this property has been delayed pending your determination with respect to this release. As such, your prompt attention to the enclosed materials is greatly appreciated. Please let me know if you require any additional information for purposes of your review. Thank you for your time and attention.

Yours faithfully,

  
Laura Kight  
Environmental Scientist

Enc.

Cc: Chris Fonzi  
Mike Tuohy

6182.

**RELEASE NOTIFICATION/REPORTING FORM**

Mail to: GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
 Hazardous Sites Response Program  
 Suite 1462, Floyd Tower East  
 2 Martin Luther King Jr. Drive, SE  
 Atlanta, Georgia 30334-9000

1. The information provided in this form is for:

- ☒ Initial Release Notification  
☐ Supplemental Notification

**PART I -- PROPERTY INFORMATION**

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	016 54003	Acreage	0.34 acres	
4	Site or Facility Name	Liberty Technology			
5	Site Street Address	120 & 122 East Taylor Street			
6	Site City	Griffin	County	Georgia	Zip 30223
7	Property Owner	William G Hatchett, Jr			
8	Property Owner Mailing Address	PO BOX 247			
9	Property Owner City	Moscow	State	Tennessee	Zip 38057
10	Property Owner Telephone No.	(901) 277-2800			
11	Site Contact Person	William G Hatchett, Jr	Title	Owner	
12	Site Contact Company Name				
13	Site Contact Mailing Address	PO BOX 247			
14	Site Contact City	Moscow	State	Tennessee	Zip 38057
15	Site Contact Telephone No.	(901) 277-2800			
16	Facility Operator Contact Person	William G Hatchett, Jr	Title	Owner	
17	Facility Operator Company Name				
18	Facility Operator Mailing Address	PO BOX 247			
19	Facility Operator City	Moscow	State	Tennessee	Zip 38057
20	Facility Operator Telephone No.	(901) 277-2800			

**21. CERTIFICATION** —I certify under penalty of law that I am the owner of the real property described in this Release Notification and I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

William G Hatchett, Jr

Owner

NAME (Please type or print)

TITLE

SIGNATURE

DATE

2/14/14

Revised May 2008

## PART II -- RELEASE INFORMATION

Page 2 of 5

**Please provide the following information for EACH release at the site. If additional space is needed to answer any of the following questions, attach additional pages, as necessary.**

- 1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information:**

The release appears to have originated from off-site spills of perc, a dry cleaning solvent, by an off-site dry cleaning operation located southwest and upgradient of the subject site. The dry cleaners has operated on the southwest adjacent property since approximately the mid-1940s.

- 2. Release dates(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**

The release date and quantity are unknown. The physical state of the released material is presumed to be liquid.

- 3. Describe those actions that have been taken to investigate, cleanup or otherwise remediate this release (e.g., removal of source of contamination; soil or water sampling performed; and monitoring wells installed and sampled).**

The investigation during which this contamination was identified is described in the accompanying narrative. No steps have been taken to remediate this release.

- 4. Access to the area affected by the release. Check the appropriate box:**

- ☐ Inaccessible: A 24-hour surveillance system, or a completely closed barrier or fence to prevent entry.  
☐ Limited Access: Less than 24-hour surveillance system, and/or a barrier or fence that is partially open.  
☒ Unlimited Access: No surveillance, and no barrier or fence.

**If the site is inaccessible or has limited access, then describe site surveillance systems, fences, security personnel or other barriers that would restrict access to the release.**

N/A

- 5. For soil releases, indicate the type of material covering this release, by checking the appropriate box below.**

- ☒ A permanent or otherwise maintained, essentially impenetrable non-earthen material such as concrete or asphalt  
☐ An engineered and maintained earthen material or compacted fill or a high density synthetic material  
☐ Loose earthen fill or native soil  
☐ No cover  
☐ Other

**Describe the type and thickness of the material covering the contaminated soil or wastes.**

The soils were covered by approximately three inches of asphalt, with an approximately four-inch-thick stone base beneath the asphalt.

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 5

6. Indicate the approximate distance from the edge of the area affected by the release to the nearest residence, playground, day care, school or nursing home.

☒ Less than 300 feet      ☐ 1001 to 3000 feet      ☐ Greater than 1 mile  
☐ 301 to 1000 feet      ☐ 3001 to 5280 feet

Provide the name and address of the nearest residence, playground, day care, school or nursing home.

Name: Taylor Street Middle School

Address: 234 East Taylor Street, Griffin, GA

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site).

☐ Less than 0.5 miles      ☐ 1 to 2 miles      ☐ Greater than 3 miles  
☐ 0.5 to 1 mile      ☒ 2 to 3 miles

Provide the name of the property owner and address of the location of the closest drinking water well.

Name: Marie/Mary Badineau

Address: 1220 Carver Road, Griffin, Georgia

8. Is there any evidence to suspect that a person or a sensitive environment has been exposed to this release?

☐ Yes      ☒ No

If yes, provide details on the potentially affected humans or sensitive environments.

N/A

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached.

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map.

### 10. U.S.G.S. Topographic Map

Along with this form, you **MUST** submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. U.S.G.S. topographic maps are available for purchase on-line at <http://ggsstore.dnr.state.ga.us>.



## Page 5 of 5

***Please provide the following information for EACH regulated substance released to the groundwater at the site and submit the laboratory analytical sheets for all samples analyzed from the site. Use additional sheets if necessary.***

[illegible]

LIBERTY TECHNOLOGY  
120 & 122 East Taylor Street, Griffin, Georgia  
HSRA Initial Release Notification - Site Summary

The subject site is a 0.34-acre property located in Downtown Griffin, in Central Spalding County. (See Figure 1.) The site is located on the south side of East Taylor Street, approximately 200 feet east of its intersection with South Hill Street. (See Figure 2.) The site supports two buildings joined by a common wall. The site is currently occupied by Liberty Technology (an IT company,) Kitchen Drawer (a local magazine) and Rectify (a television production company.)

The site is located in an area characterized predominantly by commercial development. The property directly southwest (and upgradient) from the site is occupied by Bunn Dry Cleaners. According to city directories and other sources, the dry cleaners has occupied this location since the 1940s.

Based primarily upon the proximity and age of the Bunn Dry Cleaners site, LOGIC completed a Phase II investigation of the property on January 28, 2014. One soil sample and two groundwater samples were collected from two locations at the site, including one boring near the southeast corner of Building 120 (B-1) and one boring in the southwest corner of the property (B-2. See Figure 3.) All samples were analyzed for volatile organic compounds (EPA Method 8260.)

Cis-1,2-dichloroethene, tetrachloroethene (perc), and trichloroethene (all commonly associated with dry cleaning) were detected in groundwater at both locations. All three constituents exceeded their respective EPA Maximum Contaminant Levels for drinking water (MCLs) at location B-1. At location B-2, only perc exceeded its MCL. The highest perc concentration in groundwater was 3,470 micrograms per liter at location B-1. Cis-1,2 dichloroethene, tetrachloroethene and trichloroethene were identified in the B-1-9' soil sample. Only perc exceeded its Hazardous Site Response Act (HSRA) Notification Concentration (NC) of 0.18 milligrams per kilogram (mg/kg) with a concentration of 0.501 mg/kg. However, because this sample was collected less than 18 inches from the top of the upper aquifer, however, the contamination in soil is most likely the result of fluctuations in groundwater elevations, which caused impacted groundwater to deposit contaminants in the overlying soil before receding. No potential source of perc has been historically associated with the subject site. Complete analytical results and chain-of-custody documentation are attached.

Although no prior testing appears to have been conducted at the Bunn Dry Cleaners site, the contamination appears to be originating from this source. Bunn Dry Cleaners occupied three tax parcels located at 220 and 224 South Hill Street, Griffin. These parcels are: 016-54013, 016-54014, and 016-54014A. According to the tax assessor, the property is owned by :

Robert Preston Bunn, Jr.  
653 Buckcreek Road  
Griffin, Georgia 30224

LOGIC completed a well survey, which included a review of well surveys conducted as part of prior HSRA Release Notifications in the vicinity of the site. Additionally, a driving survey was performed for potential drinking water receptors within the area. Only one receptor well was identified by LOGIC during the well survey, located approximately 2.5 miles southwest of the subject site. No corrective action has been taken in response to this release and no imminent health threat is apparent.



# FIGURES