

April 25, 2013

APR 30 2013

Georgia Environmental Protection Division
Hazardous Sites Response and Remediation Program
Floyd Towers East, Suite 1462
205 Butler Street, S.E.
Atlanta, Georgia 30334

Response and Remediation Program

COPY

Re: Release Notification, 2319 Sullivan Road, College Park, Fulton County, Georgia

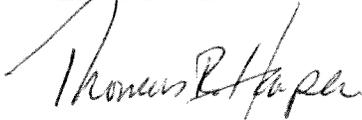
To Whom It May Concern:

Enclosed, please find a release notification for the property located at 2319 Sullivan Road in College Park, Fulton County, Georgia.

Environmental investigations that have been conducted on this property determined that groundwater samples have been found to have detectable concentrations of Chloroform, Tetrachloroethene and cis-1,2-Dichloroethene. The suspected source of the groundwater contamination is off-site, up gradient properties. The enclosed notification package provides additional information regarding the environmental investigations that were completed on the property.

Please call me at (770) 888-8181 if you have any questions regarding the information provided.

Sincerely,
ENVIRONMENTAL TECHNOLOGY RESOURCES, INC.



Thomas R. Harper
Technical Director

Attachments

Cc. Mr. Roshan Patel

13-069.201

6088.

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

APR 30 2013

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)	N/A			
3	Tax Map and Parcel ID Number:	13 0037LL0050	Acreage	2.19 acres	
4	Site or Facility Name	2319 Sullivan Road			
5	Site Street Address	2319 Sullivan Road			
6	Site City	College Park	County	Fulton	Zip 30337
7	Property Owner	Krishna Enterprises, Inc.			
8	Property Owner Mailing Address	901 Surrey Trail			
9	Property Owner City	Marietta	State	GA	Zip 30068
10	Property Owner Telephone No.	678-777-6327			
11	Site Contact Person	Nilesh Patel	Title	Managing Partner	
12	Site Contact Company Name	Krishna Enterprises, Inc.			
13	Site Contact Mailing Address	901 Surrey Trail			
14	Site Contact City	Marietta	State	GA	Zip 30068
15	Site Contact Telephone No.	678-777-6327			
16	Facility Operator Contact Person	N/A	Title		
17	Facility Operator Company Name	N/A			
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)

TITLE

SIGNATURE

DATE

Revised May 2008

PART II -- RELEASE INFORMATION

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 suspected source of the groundwater release is off-site, up gradient properties.

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.):

Release dates - Unknown, Physical State of Material - 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).

Groundwater sampling and analyses performed using a geoprobe.

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 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: Embaradero Club Apartments

Address: Embaradero Lane, College Park, 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 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: _____

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>.

Site Summary
2319 Sullivan Road
College Park, Fulton County, Georgia

In January 2013, United Consulting completed a Phase II Environmental Assessment of the property located at 2319 Sullivan Road in College Park, Fulton County, Georgia ("subject property"). A Site Location Map, Figure 1 identifies the location of the subject property. The purpose of the investigations was to determine the potential impact from off-site properties to groundwater quality on the subject property.

United Consulting advanced three direct push borings (DP-1 to DP-3) were advanced to the depth where groundwater was encountered. The locations of the soil borings are identified in Figure 2. Groundwater was present at depths of 35 to 43 feet below ground surface. Groundwater samples were collected and analyzed for the presence of volatile organic compounds.

The results of the groundwater sample analyses detected Tetrachloroethene at a concentration of 9.3 ug/L and cis-1,2-Dichloroethene at 120 ug/L in boring DP-1. Chloroform was detected in boring DP-3 at a concentration of 11 ug/L.

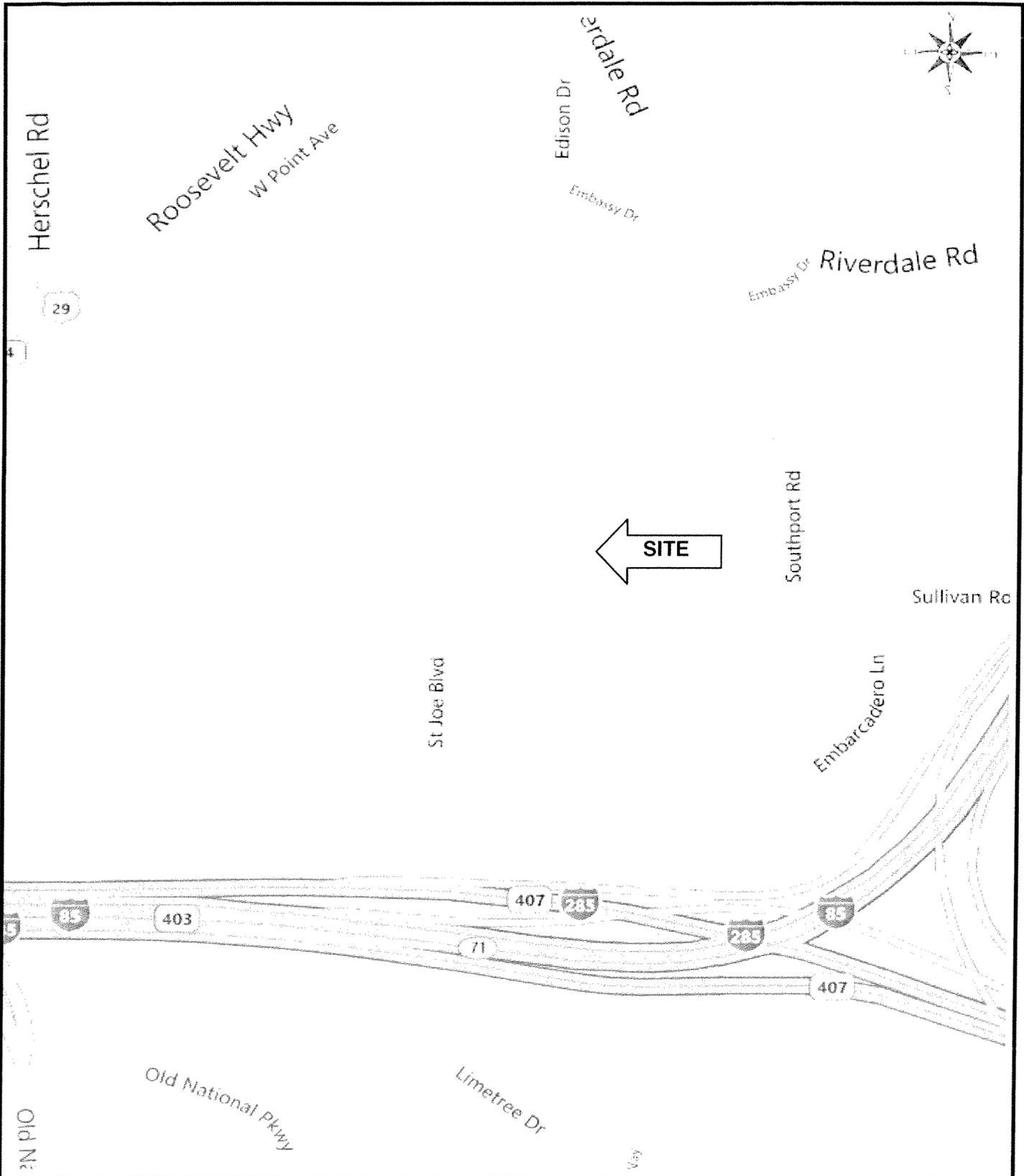
WELL SURVEY

ETRI completed a well survey to determine if any private or public drinking water wells were located within a three-mile radius of the subject property. The well survey included a review of U.S. Geologic Survey well inventory records, a review of Georgia EPD files and a visual inspection of properties located within a one-mile radius of the subject property. The closest drinking water well identified is located between one and two miles to the southeast of the subject property.

ADDITIONAL INFORMATION

The suspected source of groundwater contamination detected in DP-1 and DP-3 are off-site, up gradient properties. The subject property is a wooded, undeveloped tract of land with no historical use that would suggest the past use of chlorinated solvents,

A copy of the United Consulting Phase II Environmental Assessment Report with the laboratory analytical report is attached.



Source: Freshlogiestudios.com

ETRI

Environmental Technology Resources, Inc.
 4780 Ashford Dunwoody Rd.
 Suite A-456
 Atlanta, Georgia 30338
 Scale: Noted

FIGURE 1

SITE LOCATION MAP

2319 Sullivan Drive
 College Park, Georgia

Project Number 13-069

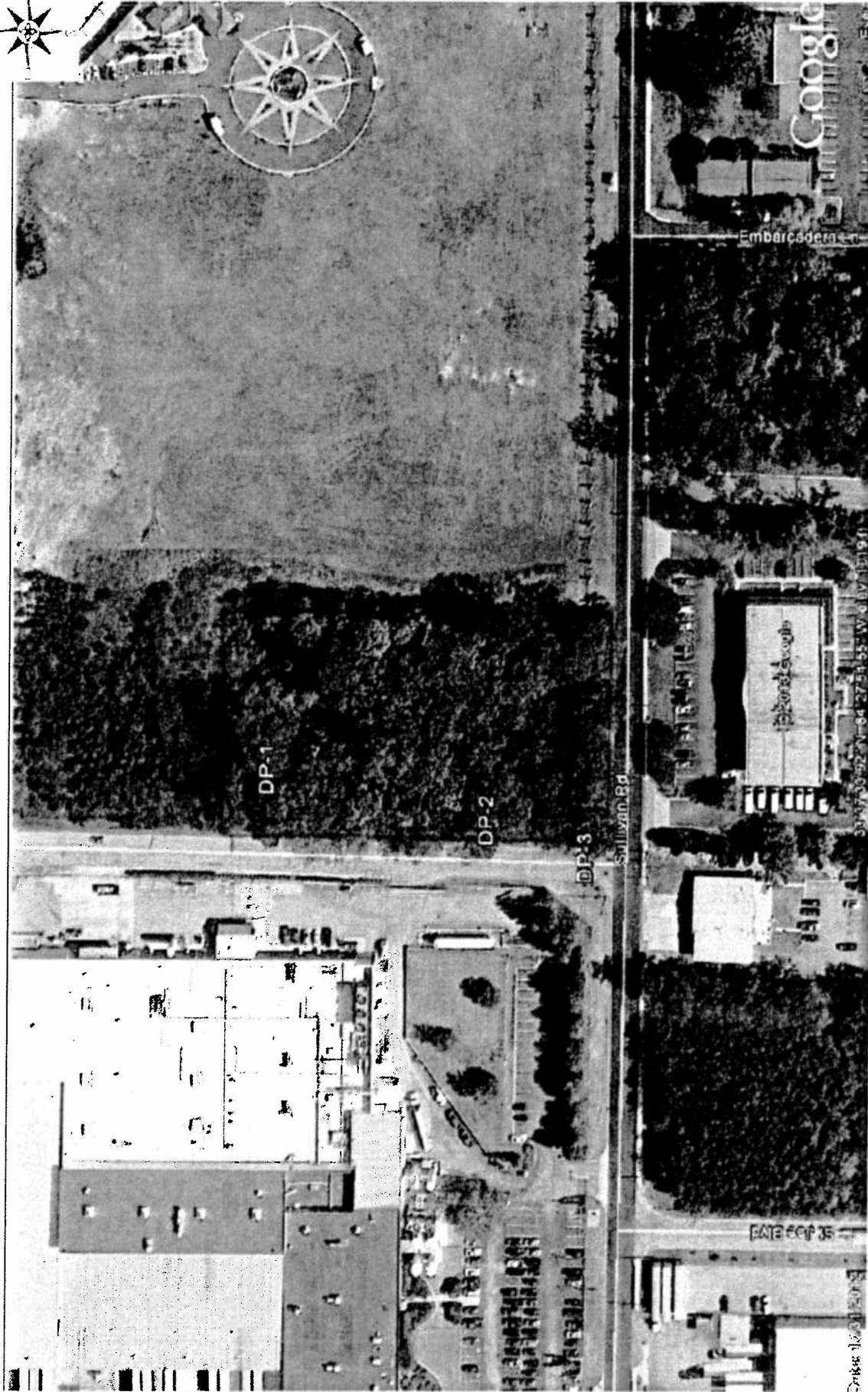


FIGURE 2
SOIL BORING LOCATION MAP
 2319 Sullivan Road
 College Park, Georgia

Source: United Consulting

Project No. 13-069	Scale Not to Scale	Date 7/5/1905
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ETRI

Environmental Technology Resources, Inc.
 4780 Ashford Dunwoody Rd.
 Suite A-456
 Atlanta, Georgia 30338

REPORT

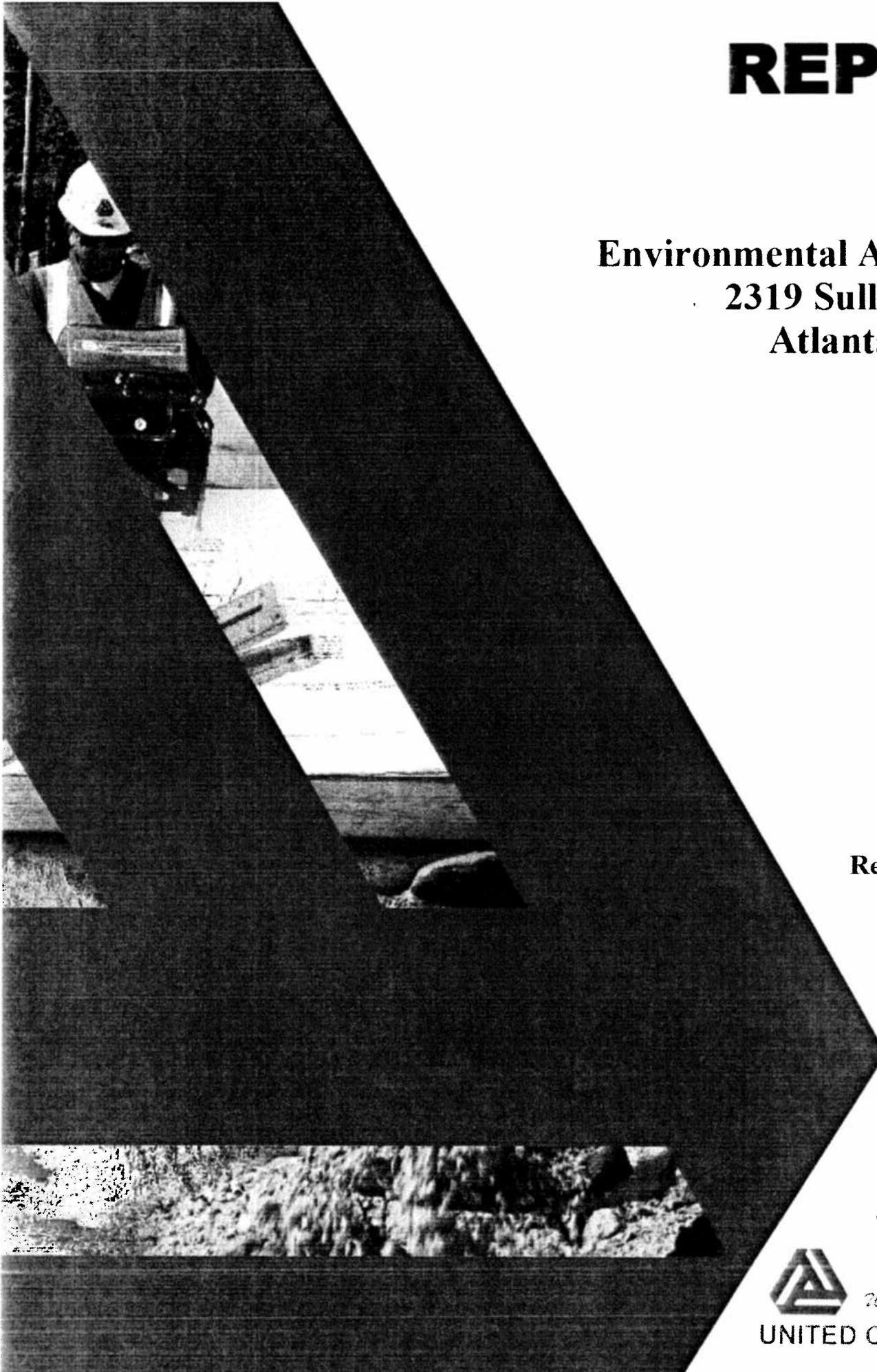
**Phase II
Environmental Assessment
2319 Sullivan Road
Atlanta, Georgia**

**Report Number
2012.3955.01**

January 31, 2013



We're here for you
UNITED CONSULTING



6092.

COPY

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

MAY 2 2013

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:	17-0107-0006-054-7	Acreage	2.997	
4	Site or Facility Name	Centergy North			
5	Site Street Address	930 Spring Street			
6	Site City	Atlanta	County	Fulton	Zip 30309
7	Property Owner	Centergy North, LLC			
8	Property Owner Mailing Address	3455 Peachtree Road, NE, #700			
9	Property Owner City	Atlanta	State	GA	Zip 30326
10	Property Owner Telephone No.	404-364-8080			
11	Site Contact Person	Seabie W. Hickson III	Title	Member	
12	Site Contact Company Name	Brookdale Partners V, LLC			
13	Site Contact Mailing Address	(same as above)			
14	Site Contact City		State		Zip
15	Site Contact Telephone No.				
16	Facility Operator Contact Person	N/A	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.

See attached

NAME (Please type or print)

TITLE

SIGNATURE

DATE

PART I - PROPERTY INFORMATION (cont'd)

21. Certification - I certify under penalty of law that I am the owner of the real property described in the 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.

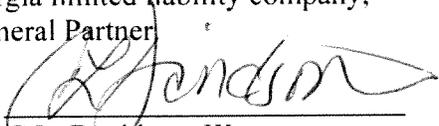
Centergy North, LLC,
a Georgia limited liability company

By: Brookdale Land Venture, LLC,
a Georgia limited liability company,
its managing member

By: Brookdale Investors Five, L.P.,
a Delaware limited partnership,
its sole member

By: Brookdale Partners V, LLC,
a Georgia limited liability company,
its General Partner



By: 
E.L. Davidson, III
Title: Manager
Date: 5-1-13

PART II -- RELEASE INFORMATION

Page 1 of 2

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).

Soil and groundwater samples were collected from the property for VOC and SVOC analysis.

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.

Site is fenced with locked gate.

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 property is covered by compacted fill and gravel. Soil samples for analysis were collected at approximately 15 ft below ground surface.

PART II -- RELEASE INFORMATION

(Continued)

Page 2 of 2

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: Plaza Midtown Condominiums

Address: 950 W. Peachtree Street, N.W., Atlanta, GA 30309

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: N/A - Beyond 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 (attached)

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 (attached)

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://qgsstore.dnr.state.ga.us>.

Site Summary
930 Spring Street, Atlanta, Fulton County, Georgia 30309

The subject property ("Property") consists of approximately 3 acres located at the northwest corner of the intersection of Spring Street and 8th Street in Atlanta, Fulton County, Georgia (See Figures 1 - 3).

The Property is currently undeveloped and consists of a fenced gravel surface parking lot with locked gates. Two underground storage tanks (USTs) were formerly located on the property and reportedly closed in 1987 by a prior UST owner/operator with EPD oversight. The surrounding properties are used primarily for commercial or in-town residential purposes.

In March 2006, groundwater samples were collected from four temporary monitoring wells (MW-1 through MW-4) at the Property. No VOCs or SVOCs were detected in the groundwater samples.

In March 2013, five soil borings (SB-01 through SB-05) were drilled at the Property. The soils were field-screened using a photo-ionization detector (PID) for the presence of organic vapors. No elevated PID readings were detected. Soil samples from approximately 15 feet below ground surface (bgs) were shipped for laboratory analysis. No VOCs were detected in soils. No SVOCs were detected in soils at concentrations that exceeded the HSRA notification concentrations. The relatively minor amounts of SVOCs detected in soils appear to be petroleum-related and therefore are exempt from HSRA reporting.

The five soil boreholes were converted into five temporary monitoring wells. Collected groundwater samples were analyzed for VOCs and SVOCs. Trichloroethene was detected in GW-01 @ 0.024 mg/L and at GW-05 @ 0.022 mg/L. Cis-1,2-dichloroethene was detected at 0.010 mg/L in GW-03, along with vinyl chloride @ 0.0059 mg/L. Chloroform was detected in GW-05 @ 0.0011 mg/L but believed to represent water leaking from a potable water or sewer line and is therefore not reportable as exceeding natural background conditions. No SVOCs were detected in the groundwater samples.

Subsequent soil sampling was conducted in April 2013. Ten soil borings (SB-06 through SB-15) were advanced to a depth of 25 feet bgs in areas where minor amounts of petroleum constituents were previously detected. No elevated PID readings were detected during field screening of the soils. Soil samples from approximately 15 feet bgs were collected for laboratory analysis. No VOCs or SVOCs were detected in the April 2013 soil samples.

Available soil boring and groundwater monitoring well installation information along with laboratory data results are provided in Attachments A, B and C. The water well map included in Attachment D is based on a recent 3-mile survey. No downgradient drinking water wells or springs used for drinking water purposes were located within a 3-mile radius of the Property.

Using the above data results, we have prepared the enclosed Reportable Quantities Screening Method Calculations (see Attachment E), which confirm that no releases exceeding a reportable quantity have occurred at the property. Based on this analysis, the Property should not be listed on the Hazardous Site Inventory.

FIGURES

6090

COPY

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

MAY 1 2013

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)	Not Applicable			
3	Tax Map and Parcel ID Number:	18 190 01 001	Acreage	1.93	
4	Site or Facility Name	Northlake Plaza Shopping Center			
5	Site Street Address	3900 Lavista Road			
6	Site City	Tucker	County	Dekalb	Zip 30084
7	Property Owner	OM Manjit, LLC			
8	Property Owner Mailing Address	2310 Hopewell Plantation			
9	Property Owner City	Alpharetta	State	GA	Zip 30004
10	Property Owner Telephone No.	770 740 9090			
11	Site Contact Person	OM Parkash	Title	Member	
12	Site Contact Company Name	same as above			
13	Site Contact Mailing Address	same as above			
14	Site Contact City		State		Zip
15	Site Contact Telephone No.				
16	Facility Operator Contact Person	same as above	Title		
17	Facility Operator Company Name	same as property owner			
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.

Mr. OM Parkash

Member

NAME (Please type or print)

TITLE

SIGNATURE

OM Parkash

DATE

4/26/2013

Revised May 2008

PART II -- RELEASE INFORMATION

Page 2 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:

Adjacent dry cleaning operation on bordering property

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.):

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).

Three direct push borings installed at subject site at property line with adjacent dry cleaning business. Select groundwater samples with PCE and cis-1,2-DCE above NC.

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.

N/A

PART II -- RELEASE INFORMATION

(Continued)

Page 3 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 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: Chang Wen Ling

Address: 3186 Evelyn St.

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 Greater than 1 mile

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

Name: Unknown

Address: Unknown

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>.

SITE SUMMARY
NORTHLAKE PLAZA SHOPPING CENTER
3900 LAVISTA ROAD, TUCKER, GA

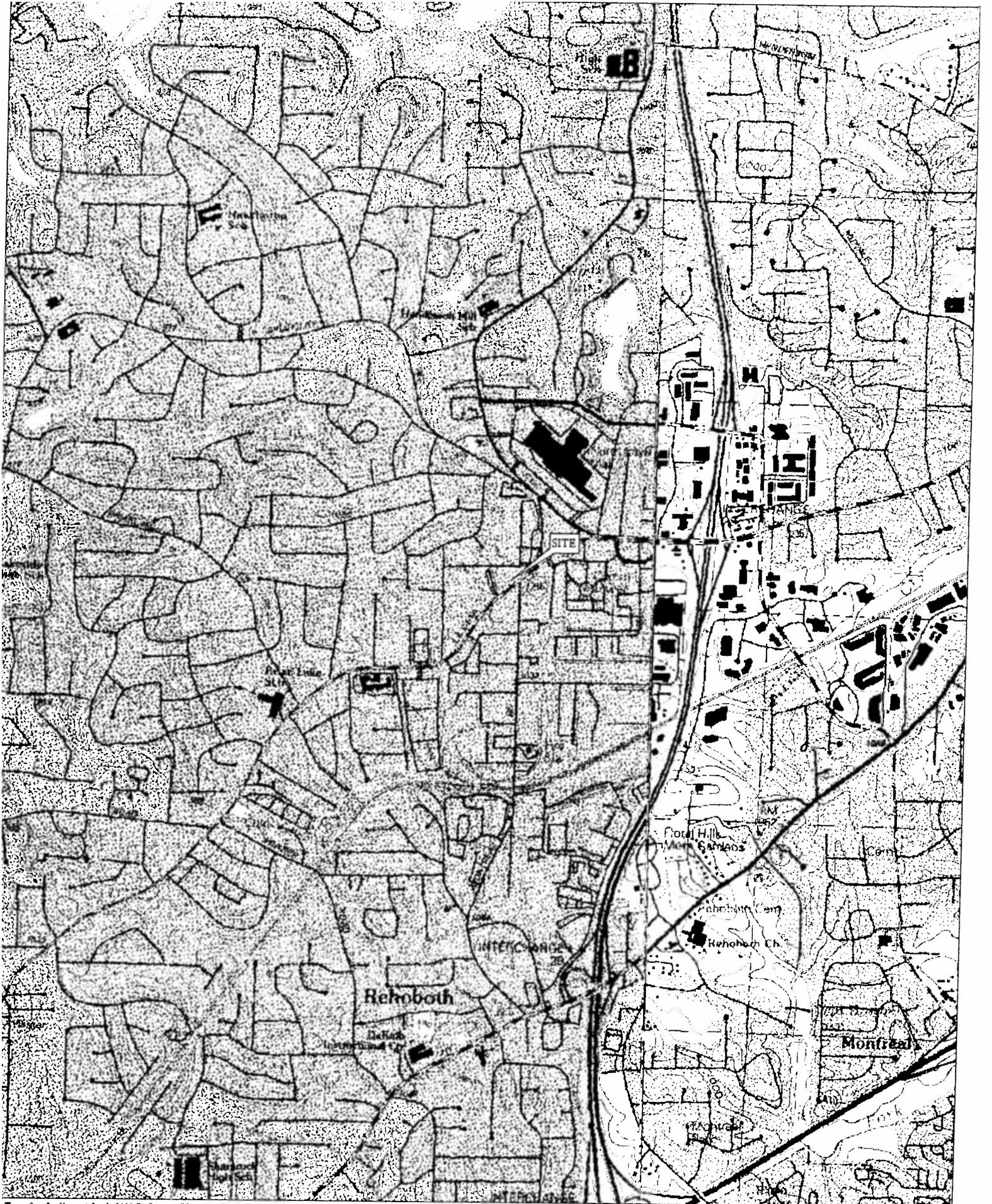
The Northlake Plaza Shopping Center (Site) is approximately 1.9 acres and was developed as a multi-tenant shopping center since 1983. The property is predominantly covered with a building slab and an asphalt parking lot. The surrounding properties are commercial and residential. A dry cleaning operation (George's Cleaners) is located directly adjacent to the Site at 3916 Lavista Road as illustrated on Figure 1.

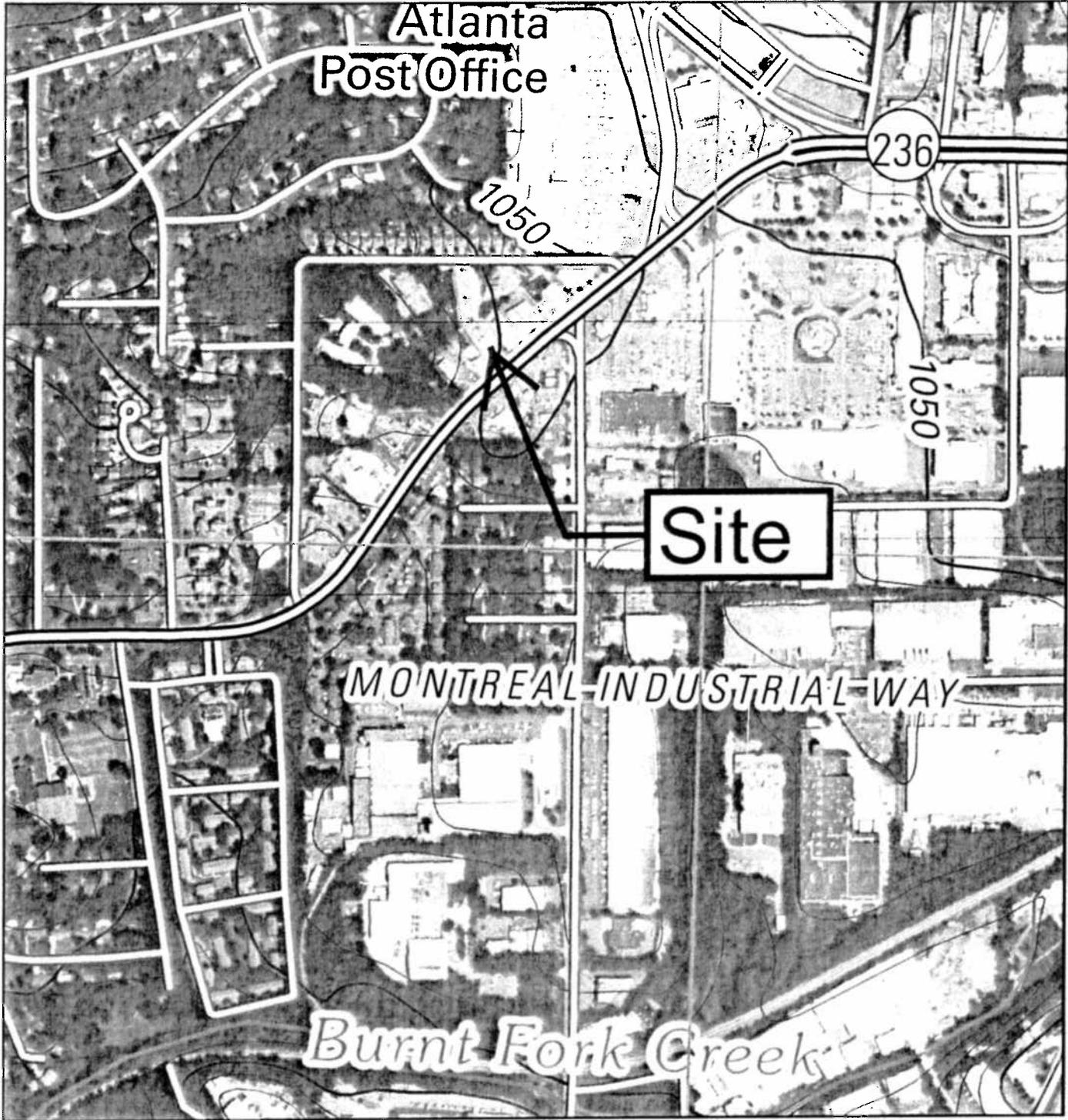
A Phase II Environmental Site Assessment was completed by S&ME in December 2012 for a potential buyer to determine if the adjacent dry cleaning operations have impacted the subject Site. Three borings (B-1, B-2, and B-3) were installed with a Geoprobe along the property line with the dry cleaning operation as illustrated on Figure 1. Soil and groundwater samples were collected from each of the borings and submitted to the project laboratory for target compound list (TCL) volatile organic compounds (VOCs).

The soil sample from boring B-2 at a depth of 15 to 20 feet below ground surface was reported with cis-1,2-dichloroethene (cis-1,2-DCE) at 0.018 milligrams per kilogram (mg/kg) which is below the associated Notification Concentration. The groundwater sample from boring B-1 was reported with cis-1,2-DCE at 20 micrograms per liter ($\mu\text{g}/\text{L}$). The groundwater sample from boring B-2 was reported with cis-1,2-DCE and tetrachloroethene (PCE) at concentrations of 100 $\mu\text{g}/\text{L}$ and 5.2 $\mu\text{g}/\text{L}$, respectively. The analytical data is tabulated in Tables 1 and 2 and on Figure 2 and 3. Both cis-1,2-DCE and PCE detected in the groundwater are above the associated MCL. A copy of the applicable pages of the analytical laboratory report is attached.

Depth to groundwater at this property was estimated at 15 to 20 feet bgs based on the soil boring logs. Groundwater flow is assumed to be in a westerly direction based on surrounding topography. The nearest residence (Chang Wen Ling at 3186 Evelyn St.) is less than 300 feet to the north. The nearest surface water body is Burnt Fork Creek located 3,300 feet to the south of the subject Site.

The site and surrounding properties are served by a public water supply system. A USGS well search for public and private wells within a one-mile radius was completed. The well search was limited to a one-mile radius based on the toxicity of the associated contaminants detected. Two potential wells were located within the one-mile radius from the property based on the coordinates provided by the USGS. The coordinates correspond to the residents at 1745 Lovely Lane and 3197 Amberwood Ct, NE. However, it appears the wells are no longer present since both residents were connected to city/county water supply and no evidence of a well housing structure was identified at either location. The well search correspondence and supporting documentation is attached.

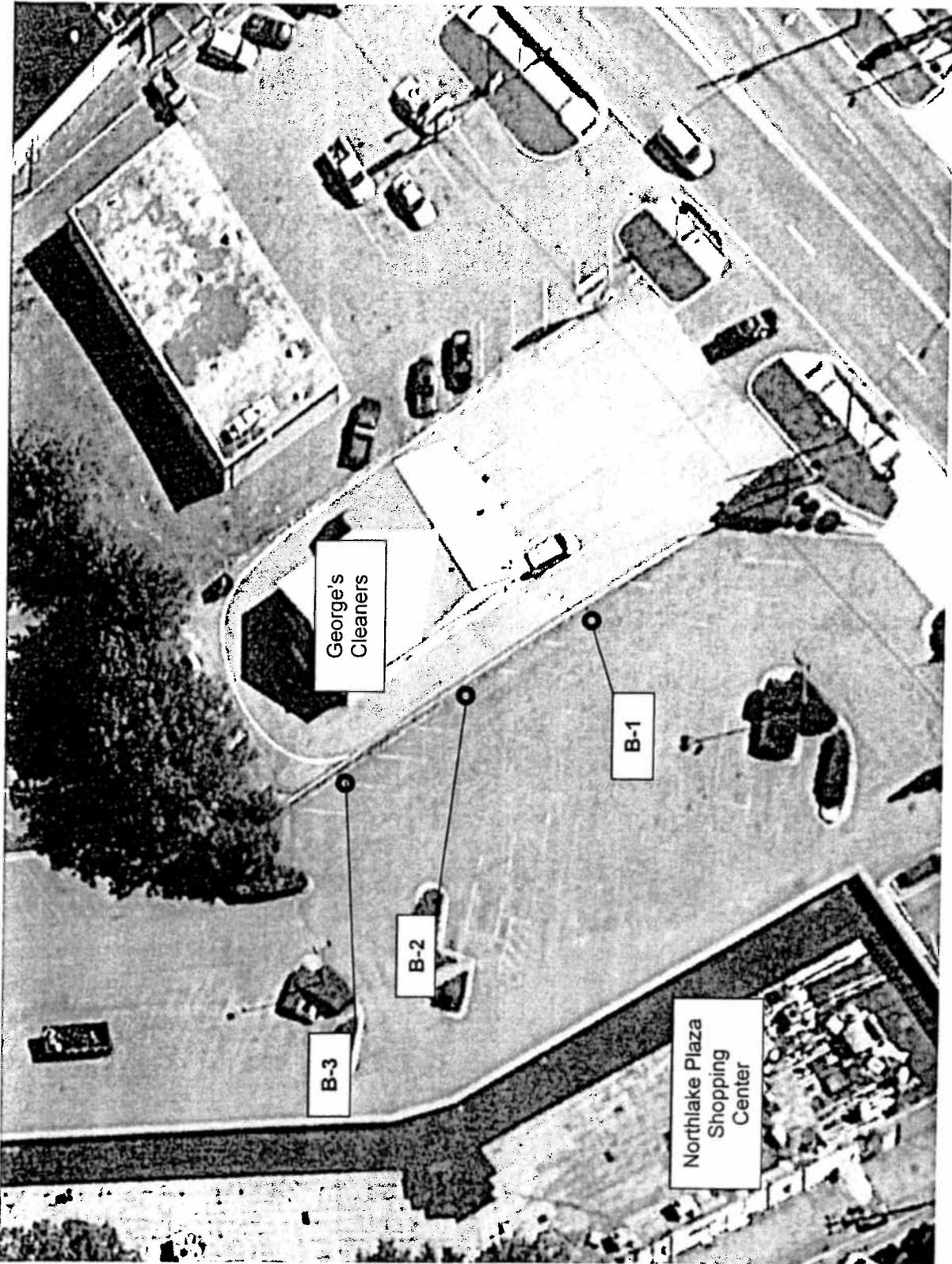
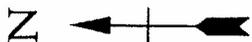




FEEET

3748

FIGURES, TABLES, AND ANALYTICAL REPORT PAGES



LEGEND

● Boring Location

SCALE: Not To Scale
CHECKED BY: EFL
DRAWN BY: MCS
DATE: 12/26/12

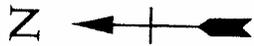


Boring Location Map

Project: Northlake Plaza
Location: 3900 Lavista Road
Tucker, DeKalb County, Georgia
Number: 1804-12-410

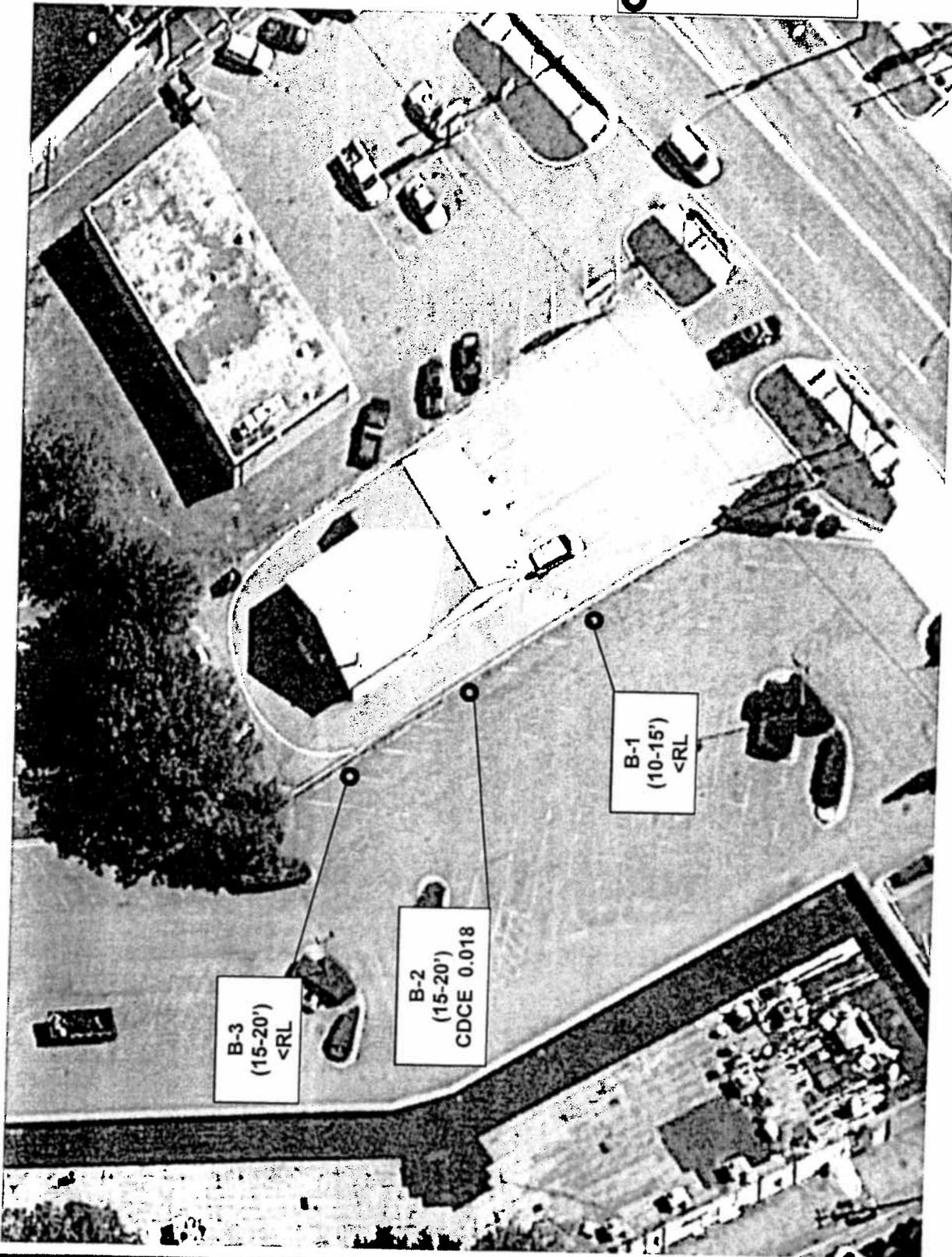
Figure No.
1

Imagery Source: Google Earth.



LEGEND

- Soil Boring Location
- CDCE – cis-1,2-Dichloroethene
- <RL – all constituents Below Laboratory Reporting Limits



SCALE: Not To Scale
CHECKED BY: EFL
DRAWN BY: MCS
DATE: 12/26/12

Imagery Source: Google Earth.
Concentrations shown in mg/kg.

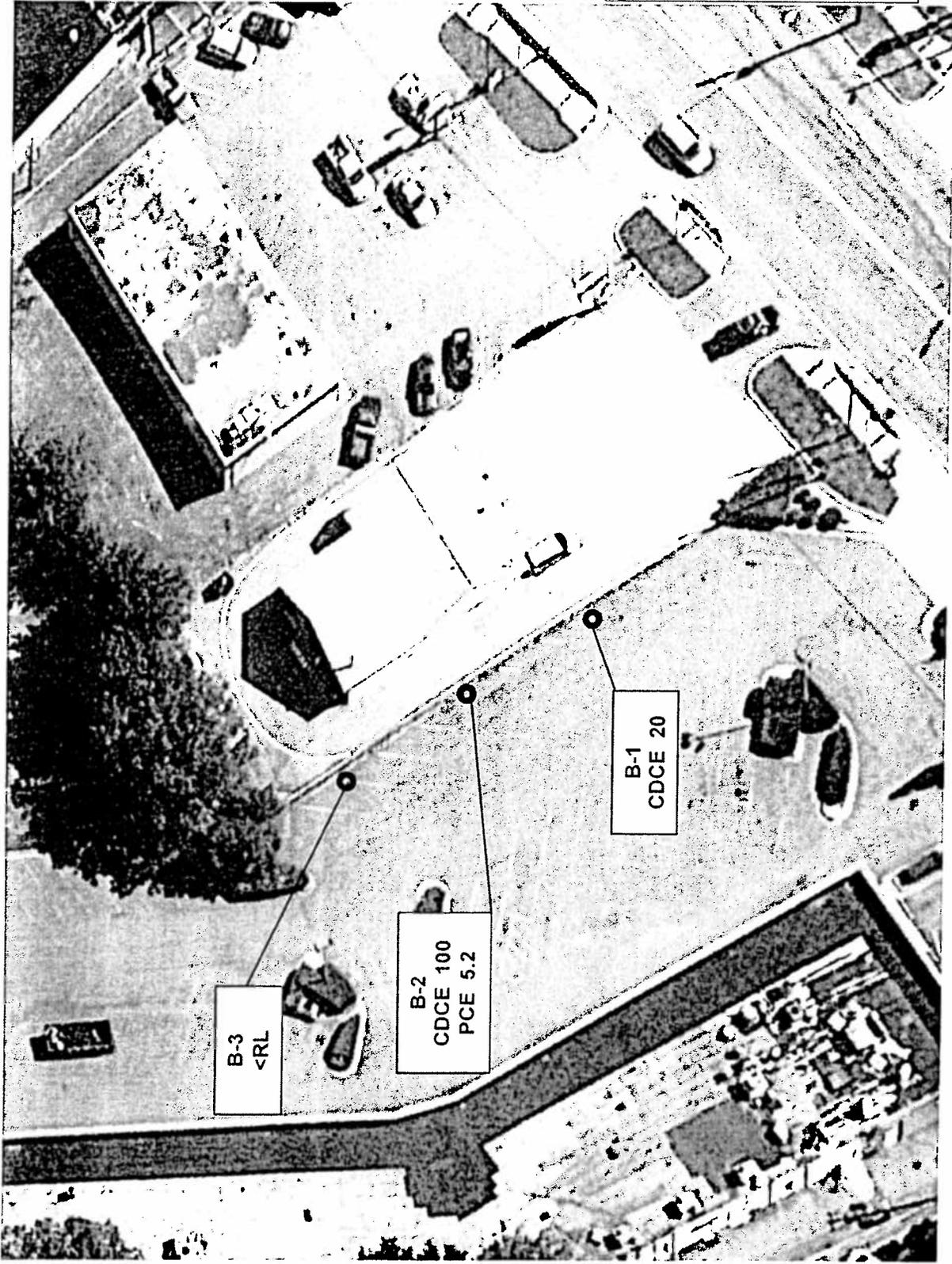
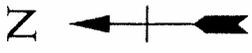


Soil Quality Map (December 20, 2012)

Project: Northlake Plaza
Location: 3900 Lavista Road
Tucker, DeKalb County, Georgia
Number: 1804-12-410

Figure No.
2

0+



LEGEND

- Boring Location
- CDCE – cis-1,2-Dichloroethene
- PCE – Tetrachloroethene
- <RL – all constituents Below Laboratory Reporting Limits
- RED – above the Federal Maximum Contaminant Level

Groundwater Quality Map (December 20, 2012)

Project: Northlake Plaza
 Location: 3900 Lavista Road
 Tucker, DeKalb County, Georgia
 Number: 1804-12-410

Figure No. **3**



SCALE: Not To Scale
CHECKED BY: EFL
DRAWN BY: MCS
DATE: 12/26/12

Imagery Source: Google Earth.
Concentrations shown in ug/L.

Northlake Plaza
 3900 Lavista Road
 Tucker, Dekalb County, Georgia
 S&ME Project No. 1804-12-410

Table 1: Soil Analytical Results

Sampling Location	Sampling Date	Sample Depth (ft)	Volatile Organic Compounds (mg/kg)			
			cis-1,2-Dichloroethene	Trichloroethene	Tetrachloroethene	Vinyl Chloride
B-1	12/20/2012	10-15'	<0.0053	<0.0053	<0.0053	<0.011
B-2	12/20/2012	15-20'	0.018	<0.0058	<0.0058	<0.012
B-3	12/20/2012	15-20'	<0.0049	<0.0049	<0.0049	<0.0098
Georgia HSRA Notification Concentrations			0.5	0.13	0.18	0.04

- Notes:
- mg/kg - milligrams per kilogram
 - HSRA Notification Concentrations referenced in Georgia Hazardous Waste Management Act Section 391-3-19.

Northlake Plaza
 3900 Lavista Road
 Tucker, Dekalb County, Georgia
 S&ME Project No. 1804-12-410

Table 2: Groundwater Analytical Results

Sampling Location	Sampling Date	Volatile Organic Compounds (ug/L)			
		cis-1,2-Dichloroethene	Trichloroethene	Tetrachloroethene	Vinyl Chloride
B-1	12/20/2012	20	<5.0	<5.0	<2.0
B-2	12/20/2012	100	<5.0	5.2	<2.0
B-3	12/20/2012	<5.0	<5.0	<5.0	<2.0
Federal Maximum Contaminant Levels		70.0	5.0	5.0	2.0

- Notes:
- **BOLD** - Concentration detected above the Federal Maximum Contaminant Levels.
 - ug/L - micrograms per liter



EMA

Environmental Management Associates, LLC

RECEIVED
Georgia EPD

MAY 1 2013

Response and Remediation Program

April 30, 2013

Reference No. 579

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

Re: Release Notification
3900 Lavista Road, Tucker, GA

The following correspondence was written to provide the Georgia Environmental Protection Division (EPD) with a notification of a release of select volatile organic compounds (VOCs) to groundwater at the above-referenced property. It would appear that the release originated from the adjacent off-site dry cleaning operation since these VOCs have never been used on the property. The adjacent dry cleaner is topographically upgradient from the property.

Should you have any questions related to this correspondence, please contact the undersigned at (770) 271-4628.

Yours truly,

Environmental Management Associates, LLC

Brent Cortelloni, CHMM

Encl.

NOTIFICATION

RELEASE NOTIFICATION/REPORTING FORM COPY



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

MAY 6 2013

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:	6-267-028	Acreage	3.0	
4	Site or Facility Name	Gwinnett County Fire Station No. 19			
5	Site Street Address	3275 North Berkeley Lake Road			
6	Site City	Duluth	County	Gwinnett	Zip 30096
7	Property Owner	Gwinnett County Fire Department			
8	Property Owner Mailing Address	408 Hurricane Shoals Road, NE			
9	Property Owner City	Lawrenceville	State	GA	Zip 30046
10	Property Owner Telephone No.	678-518-4800			
11	Site Contact Person	Dan Hansen	Title	Division Director	
12	Site Contact Company Name	Gwinnett County Fire Department			
13	Site Contact Mailing Address	408 Hurricane Shoals Road, NE			
14	Site Contact City	Lawrenceville	State	GA	Zip 30046
15	Site Contact Telephone No.	678-518-4832			
16	Facility Operator Contact Person	Dan Hansen	Title	Division Director	
17	Facility Operator Company Name	Gwinnett County Fire Department			
18	Facility Operator Mailing Address	3275 North Berkeley Lake Road			
19	Facility Operator City	Duluth	State	GA	Zip 30096
20	Facility Operator Telephone No.	678-518-4832			

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.

Glenn P. Stephens
 NAME (Please type or print)

County Administrator
 TITLE

5/2/13
 DATE

[Signature]
 SIGNATURE

PART II -- RELEASE INFORMATION

Page 1 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:

Unknown - no use of arsenic has taken place on the site, believed to have been brought in as fill material prior to purchase of the property.

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.):

Unknown, the soil was discovered to have arsenic contamination on March 29, 2013.

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). Soil sampling conducted to verify contamination, no additional actions taken to date.

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.

Fire station property with 24-hour manned site and surveillance system. No fence around site.

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.

Majority of site has asphalt and/or concrete paving with a thickness of 4 to 6 inches. Other areas have maintained grass cover.

PART II -- RELEASE INFORMATION

(Continued)

Page 2 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 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: Greater Atlanta Montessori School

Address: 3351 North Berkeley Lake Road, Duluth, GA 30096

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: _____

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>.

Site Summary
Gwinnett County Fire Station No. 19
3275 North Berkeley Lake Road, Duluth, GA 30096

General Site Description

The Gwinnett County Fire Station No. 19 property is located at 3275 North Berkeley Lake Road in Duluth, Gwinnett County, Georgia. The site has dimensions of approximately 570' x 230' for a total area of 3 acres. The overall site is relatively flat with a slight crown in the middle which allows drainage to both the front and back of the property. Along the northern property line for the entire length of the site is an up-sloped landscaped area serving as a buffer between the fire station property and the adjacent commercial property. Approximately 50 percent of the site is covered with impervious surface consisting of asphalt paving, concrete paving, and buildings. The remaining site cover is predominantly grass.

On site facilities consist of the fire station building, a county vehicle fueling station, and a small pavilion area. The fire station building is located in the front third of the site, with an asphalt parking area in the middle third, and the fueling station and pavilion in the rear third.

The property is currently boarded to the northeast by North Berkeley Lake Road, to the southeast by an industrial packaging facility, to the southwest by a storm water detention pond, and to the northwest by a commercial development. The property does not have a perimeter fence. However, the site is manned 24-hours per day, seven days per week.

Affected Areas

The known affected areas of the site are along the southeast side of the site through the existing asphalt driveway to the fueling station. A new gravity sewer is proposed to be installed through this section of driveway, which required a subsurface investigation. Due to knowledge of the arsenic contaminated soils on the property directly across North Berkeley Lake Road, Gwinnett County decided to conduct soil testing to verify if the soils on the fire station property were also contaminated. Out of three (3) borings on the site, two (2) were found to have soil samples with arsenic concentrations above the reportable limit of 41 mg/kg. Currently, no other areas of the site have been tested. A site map consisting of an aerial photograph of the property and surrounding area is included. The map shows the three boring locations on the property and the two within the North Berkeley Lake Road right-of-way.

The source of the contamination is unknown at this time. As can be seen from the testing results in each bore hole (see table on the site map), the affected areas appear to have a random pattern. However, from research of the information for the site at 3312 North Berkeley Lake Road, it appears the contaminated soils may have been brought in as fill material prior to site development.

STRUMENT OF SERVICE OF ENGINEERING STRATEGIES, INC. WHO RETAINS ALL RIGHTS OF COMMON LAW, STATUTE AND COPYRIGHT THERETO.

I CERTIFY UNDER PENALTY OF LAW THAT THIS PLAN WAS PREPARED AFTER A SITE VISIT TO THE LOCATION DESCRIBED HEREIN BY MYSELF OR MY AUTHORIZED AGENT UNDER MY DIRECT SUPERVISION.

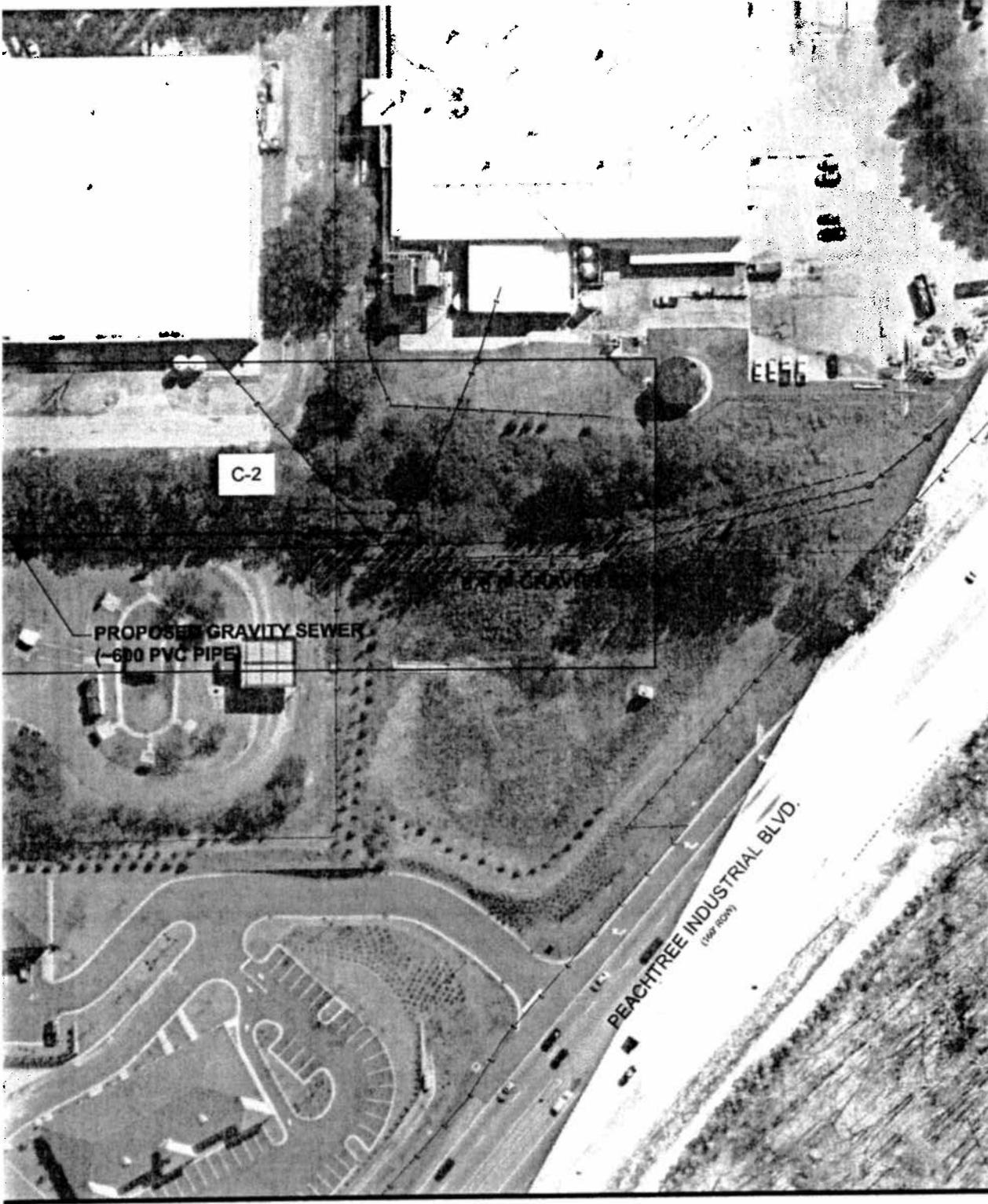
John R. Fleck
 JOHN R. FLECK, P.E. CERTIFICATION
 NO. 0000000103



CERTIFIED EROSION CONTROL DESIGN
 PROFESSIONAL NUMBER 0000000103



CONSULTING ENGINEER:
ESI
 ENGINEERING STRATEGIES, INC.
 Marietta, Georgia
 Phone: (770) 429-0001



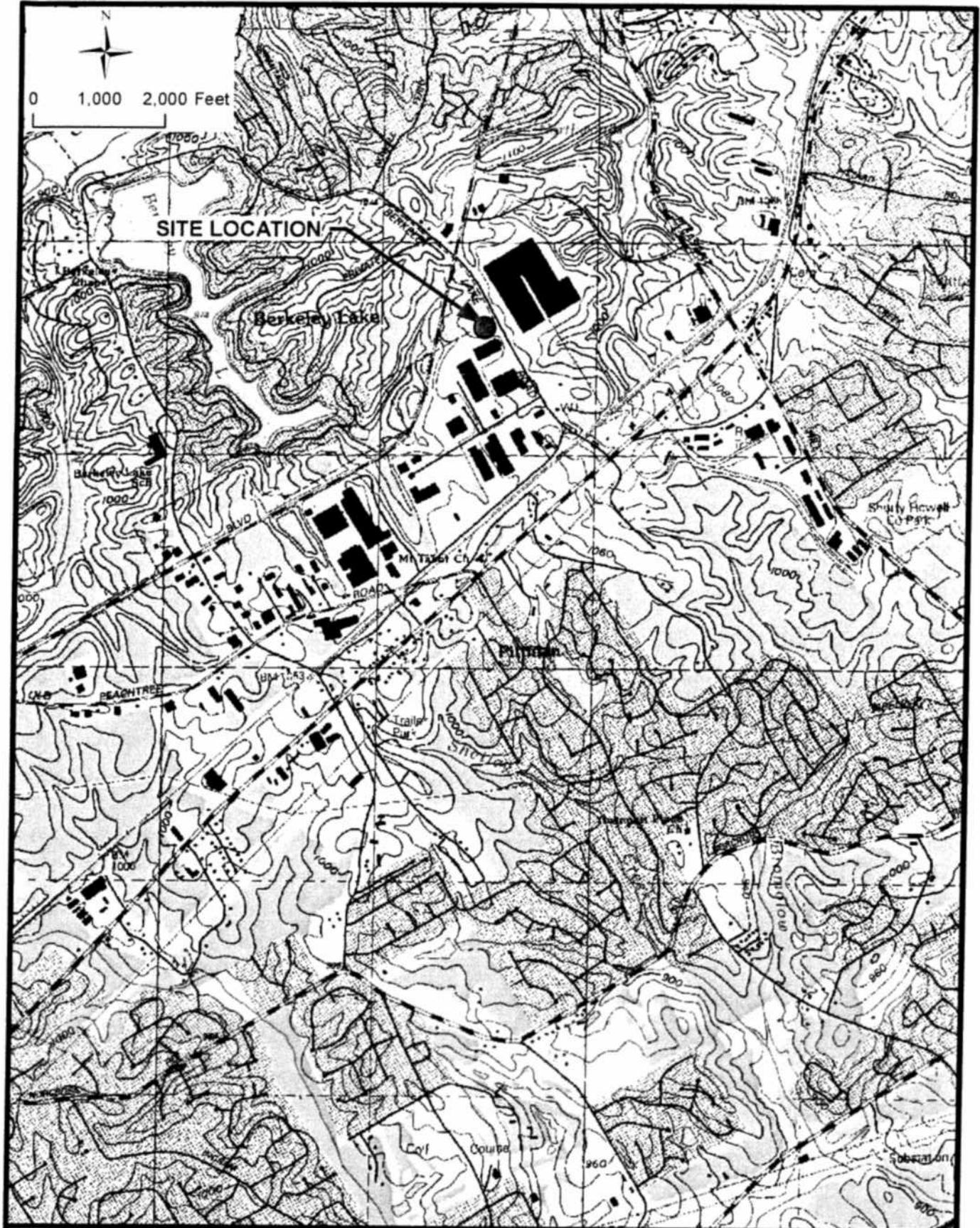
PROJECT NUMBER	DATE	REVISION	DATE
	JUNE 2012		

DESIGN: DE
 DRAWN: DE
 CHECK: JRF
 BAR BELOW IS 1" LONG FOR SCALES SHOWN ON THIS SHEET. IF NOT 1" LONG ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

SUZANNA'S KITCHEN SEWER REALIGNMENT
 PROPOSED SEWER KEY PLAN

SHEET NO.
 C-0

L:\GCP\Public\Roga PS FM Renewal\Drawings\Suzanna's Kitchen\CS Key Plan.dwg 5/22/2013



ESI
ENGINEERING STRATEGIES, INC.

SITE LOCATION MAP
USGS NORCROSS QUAD

FIGURE
1

Phone: (770) 409-1444
Fax: (770) 409-1844
e-mail: acl@acl-labs.net

3039 Arnwiler Road • Suite 100 • Atlanta, GA 30360
P.O. Box 88610 • Atlanta, GA 30356
www.acl-labs.com

Laboratory Report

ACL Project #: 64912

Client Proj #: 71.3881.002 / Blue Ridge FM

Prepared For:

Willmer Engineering, Inc.
3772 Pleasantdale Rd.
Suite 165
Atlanta, GA 30340-4270

Attention: Ms. Danielle Edwards

Report Date: 03/26/2013

This report contains 30 pages.
(including this cover page and chain of custody)


John Andros
Technical Director



Advanced Chemistry Labs is a woman-owned, small business concern.

All test results relate only to the samples analyzed. Unless otherwise noted, all analyses performed under NELAP certification have complied with all the requirements of the NELAC standard. This report may not be reproduced, except in full, without the written permission of ACL (Advanced Chemistry Labs, Inc). ACL maintains the following certifications: NELAC (E87212)

Explanation of Symbols and Abbreviations

Listed below are common symbols and abbreviations typically used in reporting technical data:

PQL	Practical Quantitation Limit	MDL	Method Detection Limit
BQL	Below Quantitation Limit	BDL	Below Method Detection Limit
MPN	Most Probable Number	TNTC	Too Numerous To Count
NTU	Nephelometric Turbidity Units	BTU	British Thermal Units
°C	Degrees Centigrade	°F	Degrees Fahrenheit
μ mhos/cm	micromhos/cm	cfu	Colony Forming Unit
DF	Dilution Factor	meq	milliequivalents
kg	kilogram(s)	g	gram(s)
mg	milligram(s)	μ g	microgram(s)
l or L	liter(s)	ml or mL	milliliter(s)
μ l or μ L	microliter(s)	m ³	cubic meter(s)
lb	pound(s)	ft ³	cubic foot(feet)
ft	foot(feet)	su	Standard Units
<	Less than	>	Greater than

mg/L, mg/kg Units of concentration in milligrams per liter for liquids and milligrams per kilogram for solids. Also referred to as parts per million or "ppm" when the assumption is made that the specific gravity or density is one (1 g/mL).

μ g/L, μ g/kg Units of concentration in micrograms per liter for liquids and micrograms per kilogram for solids. Also referred to as parts per billion or "ppb" when the assumption is made that the specific gravity or density is one (1 g/mL).

wt % Units of concentration expressed on a weight/weight basis (e.g. grams per 100 grams).

Surrogate Compound(s) added by the laboratory for quality control monitoring.

mg/kg,dw Units of concentration in milligrams per kilogram (dry weight basis).

Data Qualifiers:

B	Analyte was also detected in the method blank
E	Estimated value - analyte was detected at concentration greater than upper calibration limit
F	Estimated value - analyte should have been tested as a field parameter
H	Estimated value - sample was analyzed beyond the accepted holding time
J	Estimated value - analyte was detected < PQL and \geq MDL
L	The batch-specific LCS and/or LCSD was not within lab control limits for this analyte
M	The batch-specific MS and/or MSD was not within lab control limits for this analyte
R	The RPD between batch-specific sample/dup or MS/MSD was not within lab control limits for this analyte
S	The surrogate recovery was not within quality control limits
Z	Laboratory specific qualifier – refer to case narrative
*	Performed in strict accordance with the procedures and controls of the ACL quality system, but not currently in the NELAC list of certified analytes/methods

Solid samples (i.e. soil, sludge, solid waste) are reported on a wet weight basis unless otherwise noted. Estimated uncertainty values are available upon request.

Representation and Limitation of Liability – The accuracy of all analytical results for samples begins as it is received by the laboratory. The integrity of the sample begins at the time it is placed in the possession of authorized ACL personnel. All other warranties, expressed or implied, are disclaimed. Liability is limited to the cost of the analysis.



Phone: (770) 409-1444
Fax: (770) 409-1844
e-mail: acl@acl-labs.net

3039 Amwiler Road • Suite 100 • Atlanta, GA 30360
P.O. Box 88610 • Atlanta, GA 30356
www.acl-labs.com

Client: Willmer Engineering, Inc.
3772 Pleasantdale Rd.
Suite 165
Atlanta, GA 30340-4270

Client Proj #: 71.3881.002 / Blue Ridge FM
ACL Project #: 64912
Date Received: 03/13/2013
Date Reported: 03/26/2013

Contact: Ms. Danielle Edwards

ICP Metals (6010C)

Sample ID: B-1 1-2.5

Matrix: Soil

ACL Sample #: 297624

Date Sampled: 03/13/2013 10:47

Date Prepared: 03/22/2013

Units: mg/kg

Date Analyzed: 03/26/2013

Analyst: JG

<u>Analyte</u>	<u>Result</u>	<u>PQL</u>
Arsenic	19.7	5.00



ADVANCED CHEMISTRY LABS, INC.

Phone: (770) 409-1444
Fax: (770) 409-1844
e-mail: acl@acl-labs.net

3039 Amwiler Road • Suite 100 • Atlanta, GA 30360
P.O. Box 88610 • Atlanta, GA 30356
www.acl-labs.com

Client: Willmer Engineering, Inc.
3772 Pleasantdale Rd.
Suite 165
Atlanta, GA 30340-4270

Client Proj #: 71.3881.002 / Blue Ridge FM
ACL Project #: 64912
Date Received: 03/13/2013
Date Reported: 03/26/2013

Contact: Ms. Danielle Edwards

ICP Metals (6010C)

Sample ID: B-1 7.5-8.5

Matrix: Soil

ACL Sample #: 297625

Date Sampled: 03/13/2013 10:50

Date Prepared: 03/22/2013

Date Analyzed: 03/26/2013

Units: mg/kg

Analyst: JG

<u>Analyte</u>	<u>Result</u>	<u>PQL</u>
Arsenic	59.6	5.00



Phone: (770) 409-1444
Fax: (770) 409-1844
e-mail: acl@acl-labs.net

3039 Amwiler Road • Suite 100 • Atlanta, GA 30360
P.O. Box 88610 • Atlanta, GA 30356
www.acl-labs.com

Client: Willmer Engineering, Inc.
3772 Pleasantdale Rd.
Suite 165
Atlanta, GA 30340-4270

Client Proj #: 71.3881.002 / Blue Ridge FM
ACL Project #: 64912
Date Received: 03/13/2013
Date Reported: 03/26/2013

Contact: Ms. Danielle Edwards

ICP Metals (6010C)

Sample ID: B-2 2-3.5

Matrix: Soil

ACL Sample #: 297626

Date Sampled: 03/13/2013 11:20

Date Prepared: 03/22/2013

Date Analyzed: 03/26/2013

Units: mg/kg

Analyst: JG

<u>Analyte</u>	<u>Result</u>	<u>PQL</u>
Arsenic	6.51	5.00

Department of Water Resources

684 Winder Highway • Lawrenceville, GA 30045-5012
678.376.6700
www.gwinnettcountry.com



RECEIVED
Georgia EPD

MAY 6 2013

Response and Remediation Program

gwinnettcountry

May 3, 2013

Mr. Derrick Williams
Program Manager
Georgia Environmental Protection Division
Hazardous Site Response Program
2 Martin Luther King Jr. Drive, SE
Suite 1462 Floyd Tower East
Atlanta, GA 30334

**RE: Contaminated Soil Discovery Notification
Gwinnett County Fire Station No. 19
3275 North Berkeley Lake Road, Duluth, GA 30096**

Dear Mr. Williams:

As indicated in our letter dated April 25, 2013 Gwinnett County discovered arsenic contaminated soils on the site of Gwinnett County Fire Station No. 19 located at 3275 North Berkeley Lake Road in Duluth, GA. At the time of our original letter notification, we did not have all of the necessary information for completion of the required notification forms. However, we have completed the forms and supporting information, which are enclosed with this letter for your use. We believe this submittal satisfies the requirements of Georgia Rule 391-3-19.04, for the initial notification to the Georgia Environmental Protection Division (EPD), Hazardous Response and Remediation Program.

If you have any questions about this matter or want to offer guidance on moving forward, please feel free to contact me at 678-376-6953.

Sincerely,
GWINNETT COUNTY DEPARTMENT OF WATER RESOURCES

Richard Schoeck, P.E.
Division Director of Engineering & Construction

Cc: Glenn Stephens, County Administrator, Gwinnett County
Dan Hansen, Assistant Chief, Gwinnett Fire & Emergency Services
John Fleck, Engineering Strategies, Inc.

6094

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

MAY 17 2013

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)

COPY

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	18002500650 (P002560)	Acres	0.75	
4	Site or Facility Name	Bank of America			
5	Site Street Address	2765 Veterans Memorial Highway			
6	Site City	Austell	County	Cobb	Zip 30168
7	Property Owner	Bank of America N.A.			
8	Property Owner Mailing Address	525 N. Tryon Street, NC1-023-09-01			
9	Property Owner City	Charlotte	State	NC	Zip 28255
10	Property Owner Telephone No.	704.966.0783			
11	Site Contact Person	Galina Chadwick	Title	SVP	
12	Site Contact Company Name	Bank of America			
13	Site Contact Mailing Address	Mail Code: DE5-002-05-04, Bracebridge II, 1020 N. French St.			
14	Site Contact City	Wilmington	State	DE	Zip 19884
15	Site Contact Telephone No.	302.420.8131			
16	Facility Operator Contact Person	Galina Chadwick	Title	SVP	
17	Facility Operator Company Name	Bank of America			
18	Facility Operator Mailing Address	Mail Code: DE5-002-05-04, Bracebridge II, 1020 N. French St.			
19	Facility Operator City	Wilmington	State	DE	Zip 19884
20	Facility Operator Telephone No.	302.420.8131			

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)

SIGNATURE

TITLE

DATE

Galina B. Chadwick SVP, Environmental Manager

[Signature]

5/13/2013

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 release was discovered via analytical results obtained during a Limited Phase II Environmental Site Assessment conducted on April 1, 2013. The source 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.):**

Trichloroethene was detected in groundwater at a concentration of 9.49 micrograms per liter. No staining or odors were observed during the subsurface assessment. The source of the release 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).**

Soil and groundwater samples were collected at three locations during the assessment activities. The groundwater samples were collected from 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.

The site is paved and only groundwater was identified as impacted.

- 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. The extent of the plume has not been delineated; therefore, it is unknown.

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: Unknown

Address: _____

7. Indicate the distance between the area affected by the release and the nearest drinking water well (including wells located on the site). The extent has not been delineated; therefore, it is unknown.

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: 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>.



Property Boundary



0 1,000 2,000
Feet

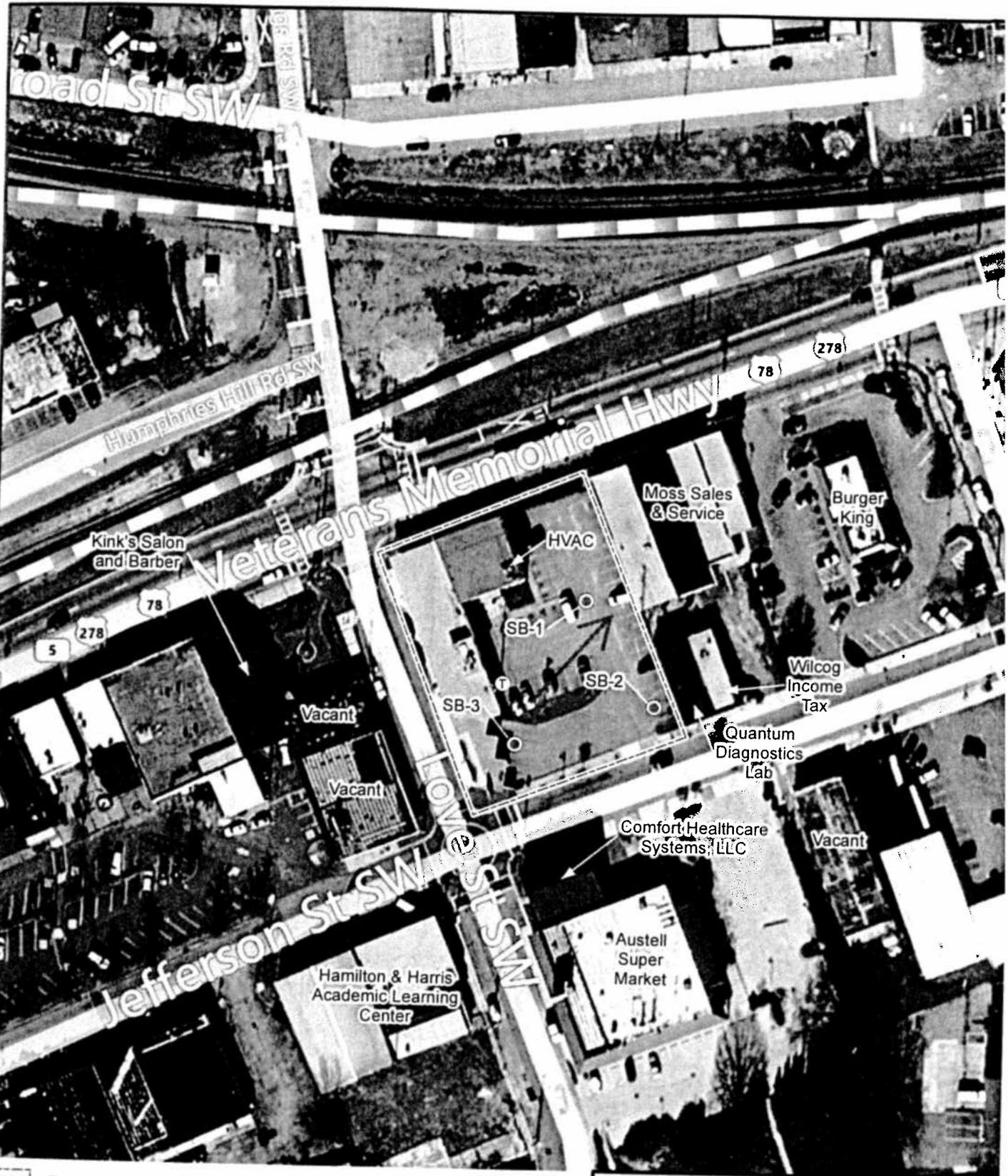
AUSTELL
2765 VETERANS MEMORIAL HIGHWAY
AUSTELL, GEORGIA

FIGURE 1
SITE LOCATION MAP



Date Saved 12/24/2012 2:37:12 PM User: dale.vonbusch Path: C:\CADD\IP2210113\GA7-291_1.mxd

SOURCE: MODIFIED FROM USGS AUSTELL, GA 1999 & MABLETON, GA 1992 QUADRANGLES



Date Saved: 4/18/2013 12:28:36 PM User: dale.vorbusch Path: C:\CADD\PC210\2210\GA7-291_2_Soil_Borings.mxd

-  Property Boundary
-  Pole-Mounted Transformer
-  Soil Boring Location
-  Assumed Groundwater Flow Direction



AUSTELL
2765 VETERANS MEMORIAL HIGHWAY
AUSTELL, GEORGIA

FIGURE 2
BORING LOCATION MAP



SOURCE: MODIFIED FROM BING MAPS HYBRID, 2011

LOGIC

Environmental Solutions

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Georgia EPD

MAY 22 2013

Response and Remediation Program

May 17, 2013

COPY

Mr. Derrick Williams
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: Packaging Atlanta
291 North Industrial Way
Canton, (Cherokee County) Georgia
LOGIC Project E299-03

Dear Mr. Williams:

In keeping with Georgia Hazardous Site Response Act regulations, please accept this Initial Release Notification for the above-referenced property in Cherokee County. Groundwater at one location on the property has been impacted by a low concentration of cis-1,2-Dichloroethene.

The property owners require a determination from your department in order to satisfy their lender's requirements for property refinancing. 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,



Jenny Schildecker
Environmental Scientist

Enc.

6095

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

MAY 22 2013

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:	15N13 086	Acreage	5.73		
4	Site or Facility Name	Packaging Atlanta				
5	Site Street Address	291 North Industrial Way				
6	Site City	Canton	County	Cherokee	Zip 30115	
7	Property Owner	LGCPA Investments, LLC				
8	Property Owner Mailing Address	291 North Industrial Way				
9	Property Owner City	Canton	State	Georgia	Zip 30115	
10	Property Owner Telephone No.					
11	Site Contact Person	Tim Hodges	Title	Maintenance Engineer		
12	Site Contact Company Name	Packaging Atlanta				
13	Site Contact Mailing Address	291 North Industrial Way				
14	Site Contact City	Canton	State	Georgia	Zip 30115	
15	Site Contact Telephone No.	770-345-7144				
16	Facility Operator Contact Person	Pat Haddon	Title	President		
17	Facility Operator Company Name	Packaging Atlanta				
18	Facility Operator Mailing Address	291 North Industrial Way				
19	Facility Operator City	Canton	State	Georgia	Zip 30115	
20	Facility Operator Telephone No.	678-793-1980				

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.

Pat Haddon

President

NAME (Please type or print)

TITLE

Pat Haddon
SIGNATURE

James P. Haddon

5/18/13
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 is presumed to be an unreported release from historical, on-site metalworking operations. The west adjacent property, J&S Chemicals currently produces metalworking chemicals, cleaning agents and rust prevention chemicals, although it had historically been owned in conjunction with the subject site. +

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 quantity and release dates are unknown. The physical state 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).

Four groundwater and three soil samples have been collected from the subject site. No groundwater monitoring wells have been installed on the site. No remediation has occurred 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.

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.

N/A

PART II -- RELEASE INFORMATION

(Continued)

Page 2 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 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: Whispering Pines Mobile Home Park

Address: 640 Lakeside Drive, Canton, 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 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 survey for drinking water receptors was conducted

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://qgsstore.dnr.state.ga.us>.

PACKAGING ATLANTA
291 NORTH INDUSTRIAL WAY, CANTON, GEORGIA
HSRA INITIAL RELEASE NOTIFICATION - SITE SUMMARY

The subject site includes approximately 5.73 acres in Central Cherokee County, about three miles south of Downtown Canton. (See Figures 1 and 2.) One approximately 73,000 square foot manufacturing and warehouse building was the only building on the subject site. Packaging Atlanta uses the site to manufacture and store cardboard packaging materials. The property owner is LGCPA Investments, LLC.

The site was initially developed with the south portion of this building in 1958. Bradshaw Manufacturing Company was the original tenant of the subject site. The operations of Bradshaw Manufacturing Company included the manufacture and distribution of buildings, metal products and metal-fabricating equipment for the poultry industry. The remainder of the building was added in 1965. From 1967 until 1975, the site was used by National Services Industries. From 1975 until 1994, the site supported several companies which were involved in the assembly and distribution of glass aquariums. Packaging Atlanta has occupied the site since 1994.

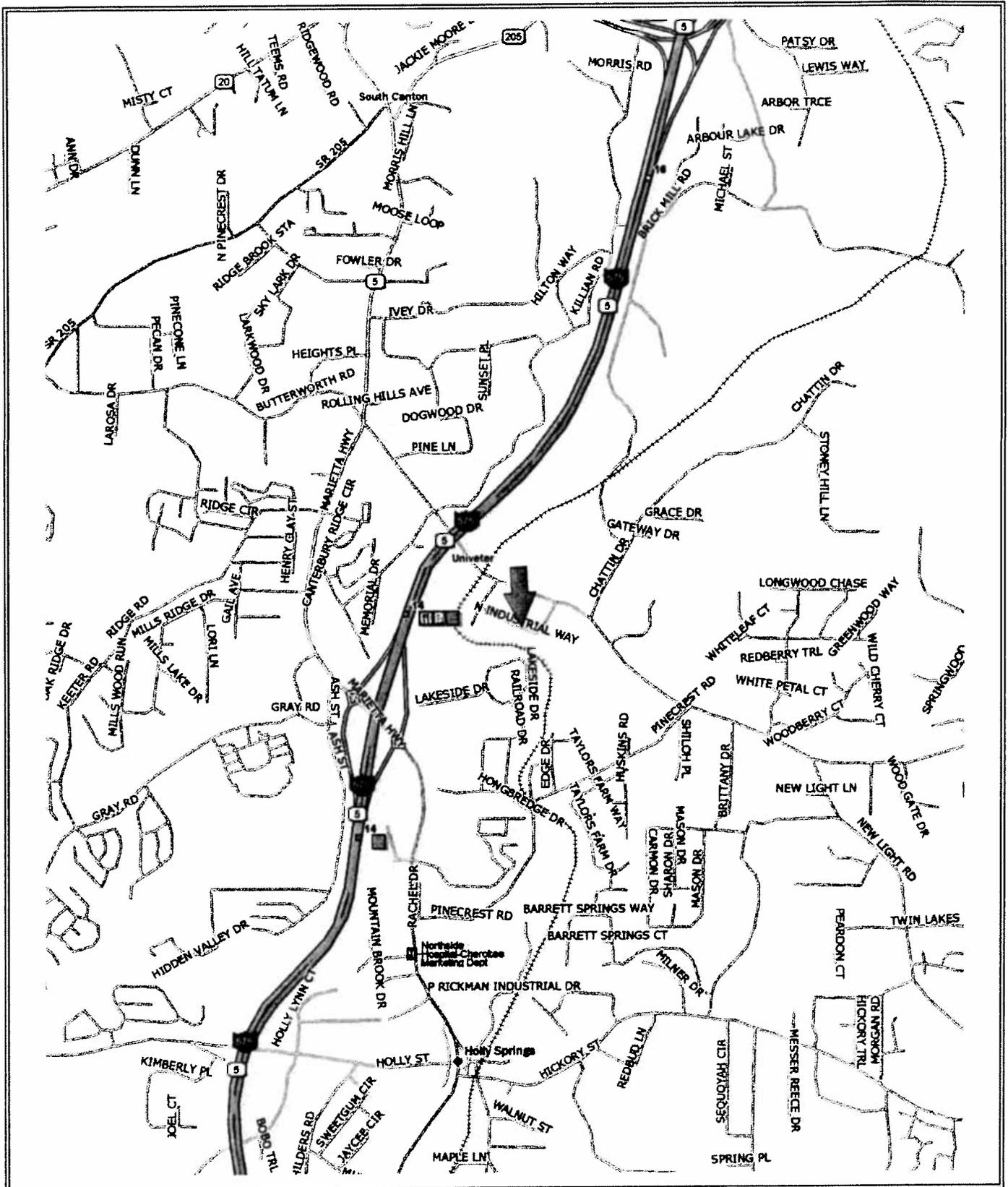
The site is located in an area supporting diverse development, although primarily characterized by industrial properties, especially to the west. Adjoining properties at the time of LOGIC's investigation included a church, a chemical manufacturer, a mobile home park, a transit authority office, a park, a single family home and a car dealership. J&S Chemical, located to the west of the subject site, produced metalworking, cleaning and rust prevention chemicals. J&S has occupied the west adjacent building since the early 1990s.

On February 7, 2013, LOGIC completed a Phase II investigation of the property. Three soil and four groundwater samples were collected from the site. One soil and one groundwater sample were collected from a location near the southwest corner of the building, near the boundary with J&S Chemical. One groundwater sample was collected in the north-central portion of the site. Two soil and two groundwater samples were collected from the vicinity of the site's septic field, located to the east of the building. (See Figure 3.) All samples were analyzed for 8 RCRA metals (mercury, arsenic, barium, cadmium, chromium, lead, selenium and silver - EPA Method 6010) and volatile organic compounds (EPA Method 8260.)

Cis-1,2 Dichloroethene was identified at 7.8 $\mu\text{g}/\text{L}$ in boring B-1, which was located near the southwest corner of the building. All other constituents identified in soil and groundwater were well below the HSRA notification concentrations. Complete analytical results and chain-of-custody documentation are attached.

Based upon the concentration of cis-1,2-DCE in groundwater, no survey for drinking water receptors has been performed as a component of this notification. No corrective action has been taken in response to this release and no imminent health threat is apparent.

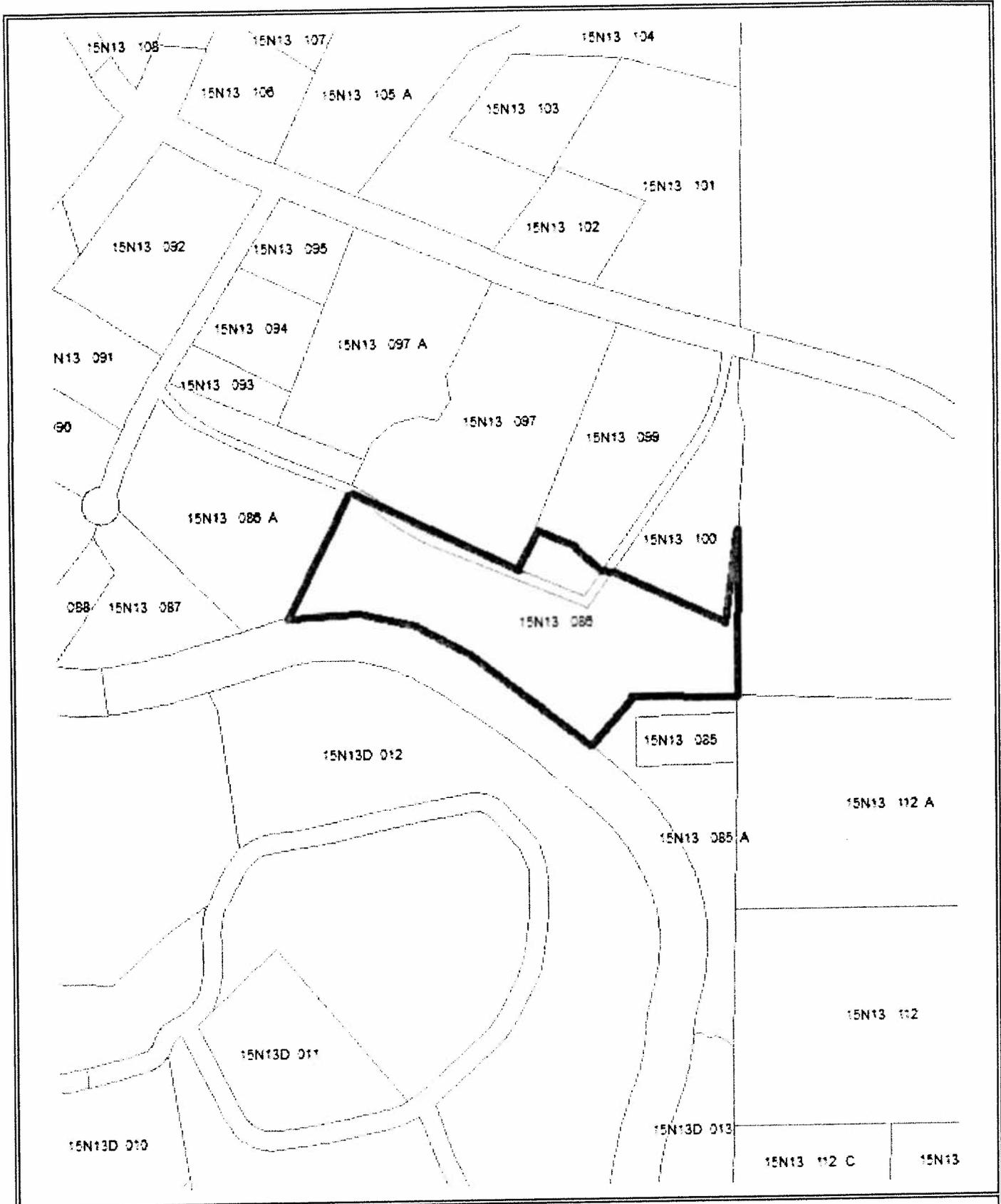
FIGURES



291 North Industrial Way
CANTON, GEORGIA

LOGIC ENVIRONMENTAL, INC.
3242 AL DRIVE ♦ DULUTH, GA 30096

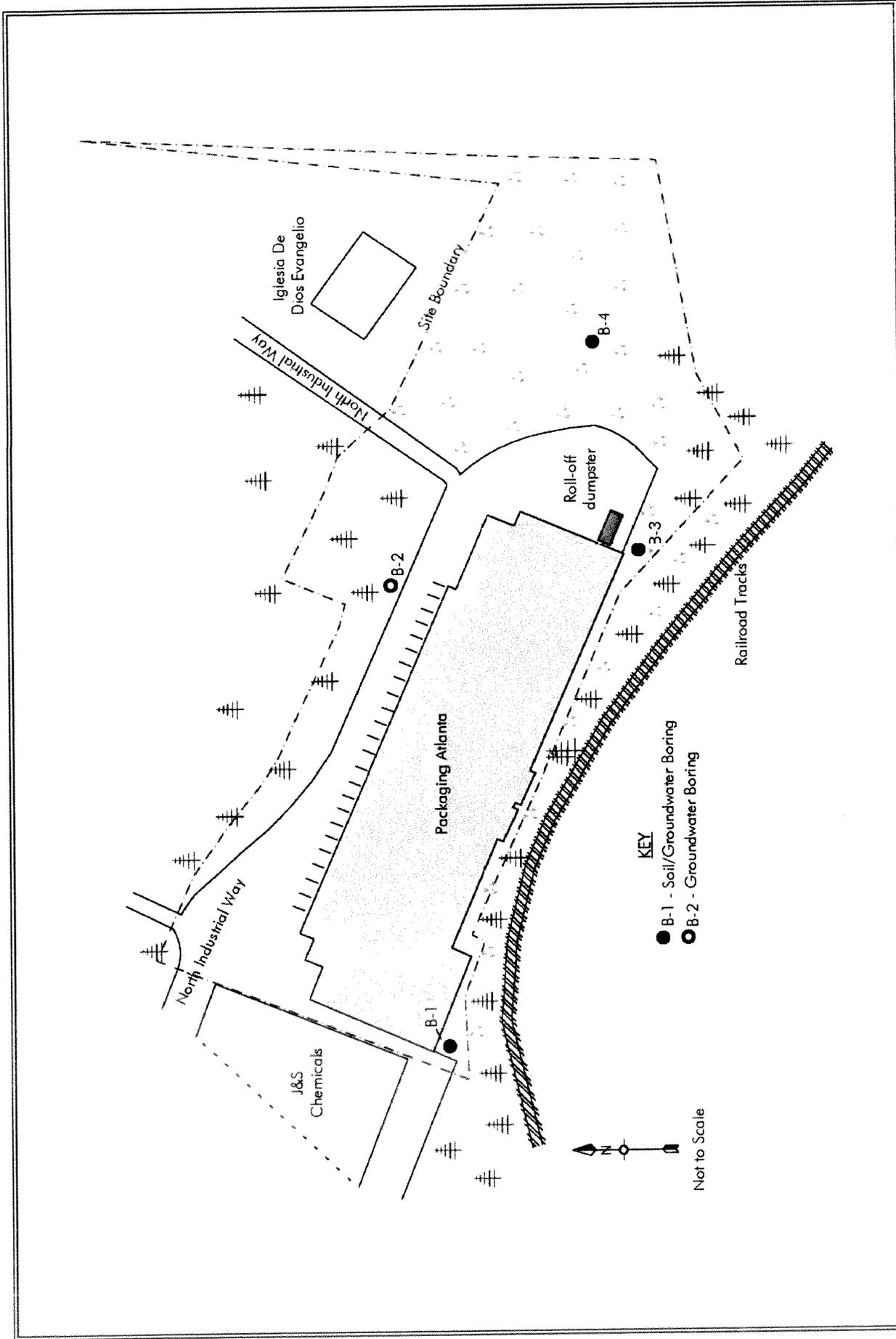
FIGURE 1 SITE LOCATION MAP



291 NORTH INDUSTRIAL WAY
CANTON, GEORGIA

LOGIC ENVIRONMENTAL, INC.
3242 AL DRIVE ♦ DULUTH, GA 30096

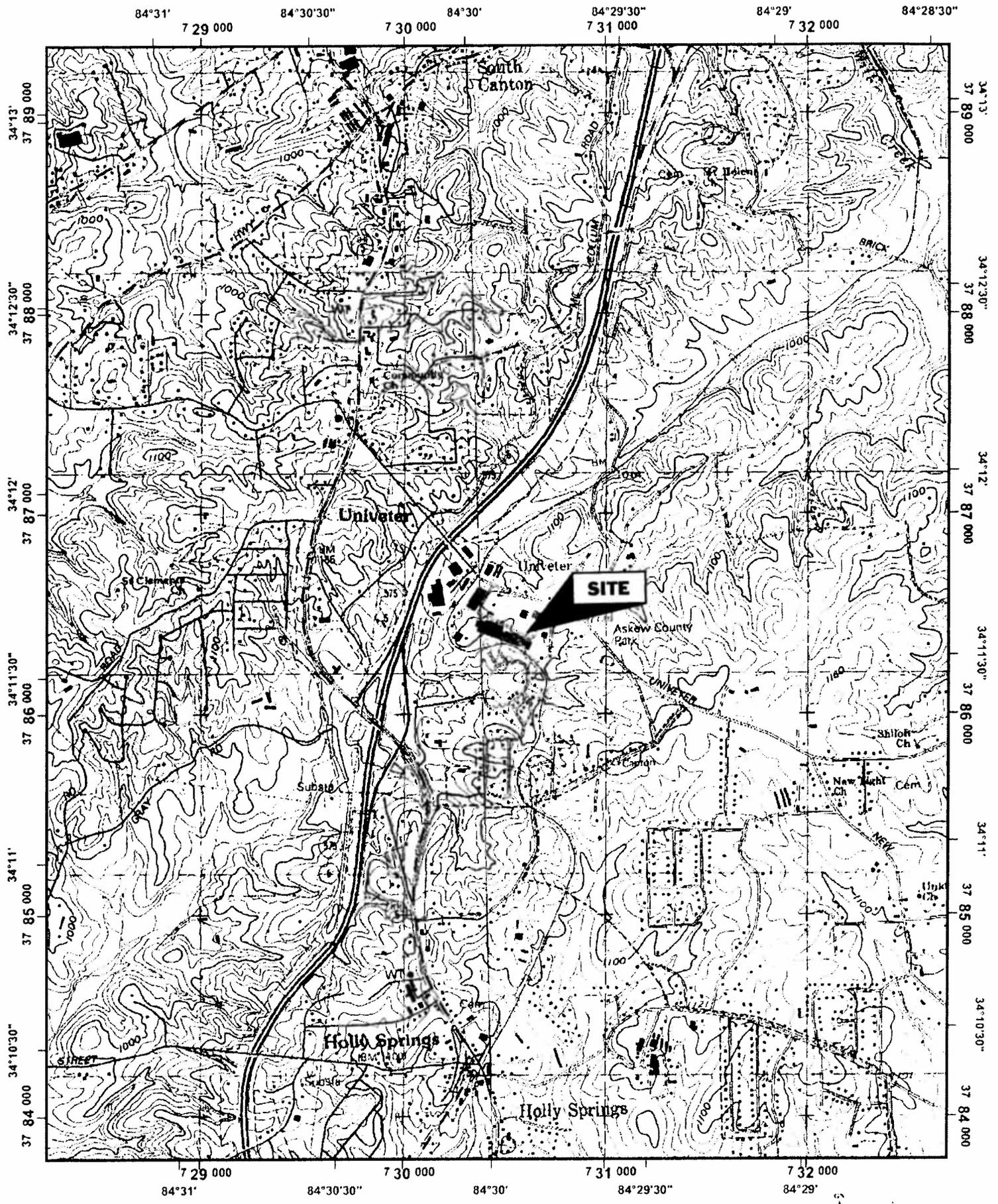
FIGURE 2 TAX MAP



291 NORTH INDUSTRIAL WAY
CANTON, GEORGIA

LOGIC ENVIRONMENTAL, INC.
3242 AI DRIVE ♦ DULUTH, GA 30096

FIGURE 3 SAMPLE LOCATION MAP



Universal Transverse Mercator (UTM) Projection Zone 16
 North American Datum of 1983
 1000 meter UTM / USNG / MGRS
 Grid Zone Designator 16S
 100,000-m Squares GC

1:24000 scale
 0 0.2 0.4 0.6 0.8 1.0 Miles
 0 0.2 0.4 0.6 0.8 1.0 Kilometers

Magnetic declination of 2W at center of map
 on March 17, 2011



May 30, 2013

RECEIVED
Georgia EPD

MAY 30 2013

Georgia Environmental Protection Division
Response & Remediation Program
Suite 1462, Floyd Tower East
2 Martin Luther King, Jr. Drive, SE
Atlanta, Georgia 30334-9000

Response and Remediation Program

Attention: Mr. Derek Williams, Program Manager

Reference: **HSRA Notification**
Ideal Cleaners
224 Greenville Street
LaGrange, Troup County, Georgia
S&ME Project Number 1804-13-164A

Dear Mr. Williams:

On behalf of the property owner, Ideal Laundry, S&ME, Inc. is submitting a release notification for the referenced site. As noted in the Site Summary, the owner is going to perform voluntary soil remediation/removal at the property. However, the remediation area appears to be located within a stream buffer. S&ME and the owner are currently working to obtain the required permits from the City of LaGrange to perform soil removal within the buffer zone. Therefore, S&ME kindly requests that the Response & Remediation Program withhold performing the Reportable Quantities Screening Method (RQSM) on the property until the remediation is complete.

Please call Mr. Peter Fleury at the number listed below if you have any questions.

Sincerely yours,

S&ME, Inc.

Peter J. Fleury, Jr.
Senior Project Manager

Steve Diamond, P.E.
Environmental Department Manager



6096

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

MAY 30 2013

1. The information provided in this form is for:

- Initial Release Notification
 Supplemental Notification

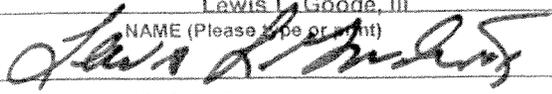
Response and Remediation Program

PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	050-3B-018-006	Acreage	1	
4	Site or Facility Name	Ideal Cleaners			
5	Site Street Address	224 Greenville Street			
6	Site City	LaGrange	County	Troup	Zip 30240
7	Property Owner	Ideal Laundry			
8	Property Owner Mailing Address	224 Greenville Street			
9	Property Owner City	LaGrange	State	GA	Zip 30240
10	Property Owner Telephone No.	706-845-7252			
11	Site Contact Person	Lewis L. Goode, III	Title	Owner	
12	Site Contact Company Name	Ideal Cleaners			
13	Site Contact Mailing Address	224 Greenville Street			
14	Site Contact City	LaGrange	State	GA	Zip 30240
15	Site Contact Telephone No.	706-845-7252			
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.

Lewis L. Goode, III
 NAME (Please type or print) Owner

 SIGNATURE TITLE 5-2473
 DATE

Revised May 2008

PART II -- RELEASE INFORMATION

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:

Property is an active dry cleaner

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.):

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).

Limited Phase II ESA performed in April 2013. Soil remediation planned after receiving required buffer variance permit

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: unknown

Address: 100 Addie Street

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: Homer O. King

Address: 2008 Whitesville Road

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://gqsstore.dnr.state.ga.us>.

**Ideal Cleaners
224 Greenville Street
LaGrange, Troup County, Georgia**

Site Summary

The subject site, herein referred to as the "Property," is located south of Greenville Street, approximately 450 feet west of its intersection with Morgan Street in downtown LaGrange, Georgia. The Property is approximately one acre and is developed with a dry cleaning business. According to information provided by Lewis L. Goode, III, the owner, Ideal Cleaners has been operating at the property for over 50 years. **Figure 1** is a topographic map depicting the site location. Also attached are information from the Troup County Tax Assessor's website and a Limited Phase II Environmental Site Assessment (ESA) performed on the Property by S&ME, Inc. (S&ME) which includes a Site Map, Soil Quality Map, Potentiometric Surface Map, and Groundwater Quality Map.

Development in the vicinity of the Property consists of a mix of commercial and residential development. The Property is bound to the north by Greenville Street, beyond which is the former Perkerson Cleaners, to the east by Super Suds Laundromat, to the south by vacant land, Lafayette Parkway, beyond which are residences, and to the west by a small tributary of Tanyard Branch, beyond which is a former dry cleaner. The nearest residence is located along Addie Street, located southwest of the Property.

S&ME's Limited Phase II ESA consisted of the installation of four (4) soil test borings (designated B-1 through B-4) outside of the dry cleaner. Boring B-1 was installed on the northwest side of the property within the concrete loading dock and adjacent to the roll-up door. This location was adjacent to the chemical storage area within the building. A sample was collected beneath the concrete ground surface to a depth of five feet below ground surface (bgs), and submitted for volatile organic compounds (VOCs) by EPA Method 8260B. Boring B-2 was installed approximately 10 feet south of Boring B-1 and Borings B-3 and B-4 were installed at the southwest and southeast corners of the building, respectively. These three borings were advanced to 15 feet bgs and soil samples were collected continuously from each boring and screened for the presence of organic vapors using a photo-ionization detector (PID). One soil sample from each boring was selected based on the highest PID readings or above the water table for laboratory analysis of VOCs.

PCE was detected in the four soil samples collected at concentrations ranging from 0.011 milligrams per kilogram (mg/kg) to 15 mg/kg. Additional VOCs detected in the soil samples consisted of cis-1,2-Dichloroethene (cis-1,2 DCE), Trichloroethene (TCE), and Acetone. The concentrations of PCE detected exceeded the Notification Concentration (NC) of 0.18 mg/kg in Borings B-1 and B-2. Additionally, the concentration of TCE detected exceeded its NC in Boring B-2. Due to the elevated levels of PCE in Boring B-1, the laboratory reporting limits for Acetone and 2-Butanone exceeded their respective NCs.

Upon encountering groundwater in borings B-2, B-3 and B-4, a temporary monitoring well was installed in each boring consisting of 15 feet of one-inch diameter, polyvinyl chloride (PVC) well screen (0.01-inch slot) and PVC well casing to land surface. The temporary monitoring wells were nominally purged/developed with dedicated Teflon tubing and a groundwater sample was collected from each boring and submitted for laboratory analysis of VOCs. After sampling, and allowing the groundwater levels to stabilize, groundwater measurements were taken utilizing an electronic interface probe.

PCE was detected in the groundwater samples collected from Borings B-2, B-3, and B-4 at concentrations of 3,300 micrograms per liter ($\mu\text{g/L}$), 18 $\mu\text{g/L}$, and 1.3 $\mu\text{g/L}$. Additional VOCs detected in the groundwater samples from Borings B-2 and B-3 consisted of cis-1,2 DCE (maximum concentration 710 $\mu\text{g/L}$), TCE (120 $\mu\text{g/L}$), Vinyl Chloride (50 $\mu\text{g/L}$), and trans-1,2-Dichloroethene (2.8 $\mu\text{g/L}$).

Stabilized groundwater level measurements, which ranged from 2.75 feet bgs at Boring B-4 to 4.96 feet bgs at Boring B-2, indicated that the predominant direction of groundwater flow is toward the southwest. The nearest drinking water well (Homer Q. King) was identified at 2008 Whitesville Road, approximately 2.63 miles south of, and cross-gradient of the property.

The owner of the property planned to remove the soils that exceed a notification concentration within 30 days; however, due to the property being located within a stream buffer, permits are required from the City of LaGrange and possibly the Georgia EPD prior to remediation activities occurring. S&ME is currently working to obtain the required permits with the City of LaGrange and perform the remediation. Therefore, S&ME kindly request that the Response & Remediation Program withhold performing the Reportable Quantities Screening Method (RQSM) on the property until the remediation is complete.

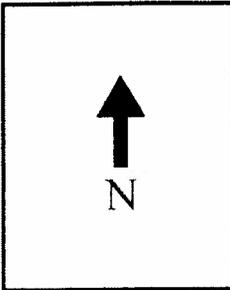
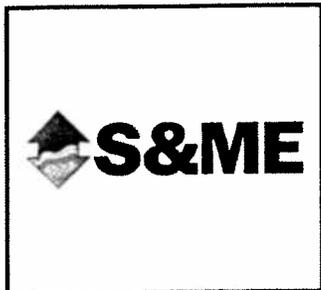
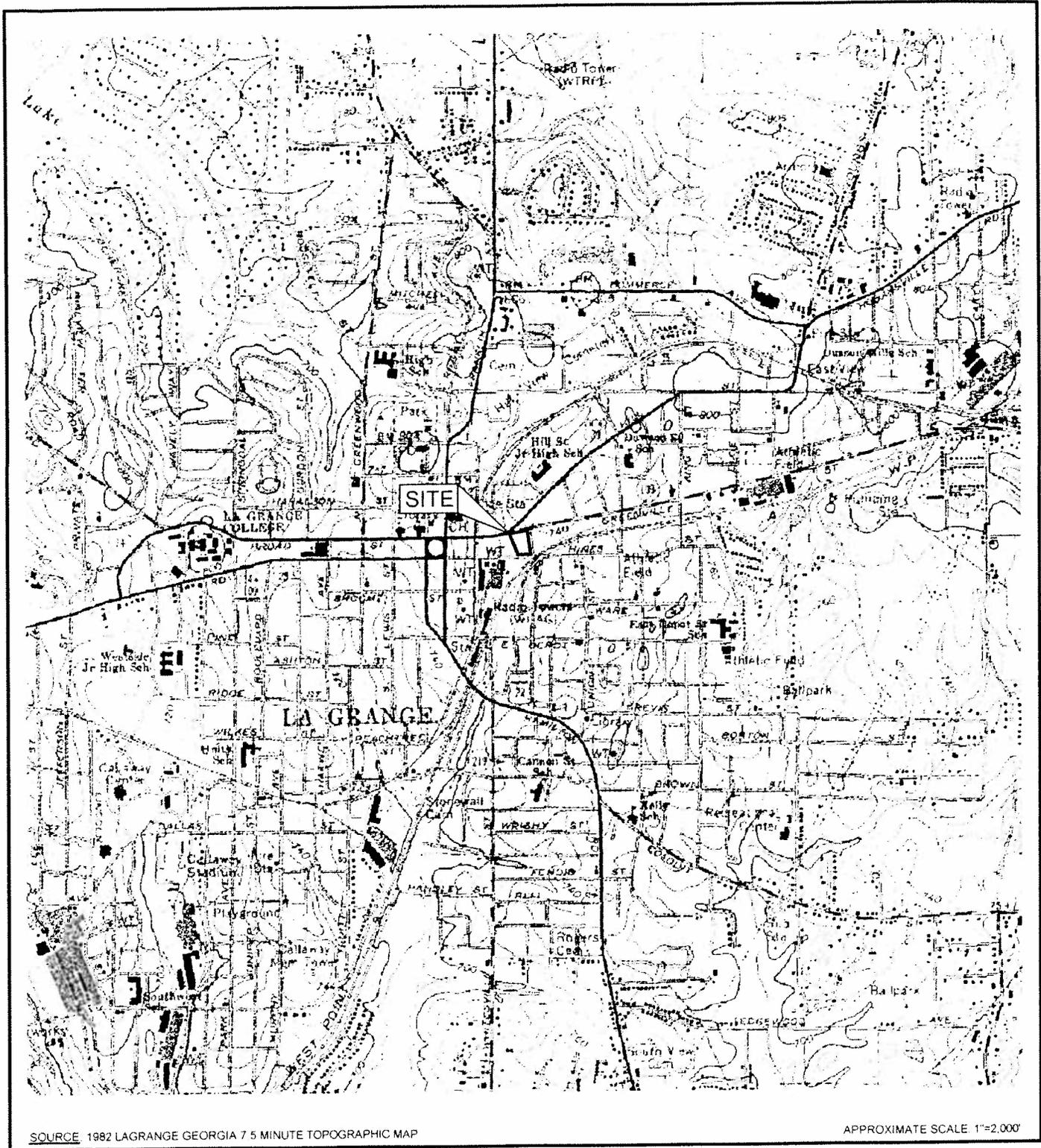


FIGURE 1: TOPOGRAPHIC MAP
 Ideal Cleaners
 224 Greenville Street
 LaGrange, Troup County, Georgia

PROJECT NO. 1804-13-164A

DATE 5-21-13

**REPORT OF LIMITED PHASE II
ENVIRONMENTAL SITE ASSESSMENT
IDEAL CLEANERS
224 GREENVILLE STREET
LAGRANGE, TROUP COUNTY, GEORGIA**

S&ME Project Number 1804-13-164

Prepared for:

Ideal Cleaners, Inc.
224 Greenville Street
LaGrange, Georgia 30241

Prepared by:



11420 Johns Creek Parkway
Duluth, Georgia 30097

May 6, 2013



May 6, 2013

Ideal Cleaners, Inc.
224 Greenville Street
LaGrange, Georgia 30241

Attention: Mr. Lewis L. Goode, III

Subject: Report of Limited Phase II Environmental Site Assessment
Ideal Cleaners
224 Greenville Street
LaGrange, Troup County, Georgia
S&ME Project Number 1804-13-164

Dear Mr. Goode:

S&ME, Inc. (S&ME) is pleased to provide this Report of Limited Phase II Environmental Site Assessment (ESA) for the Ideal Cleaners facility located at 224 Greenville Street in LaGrange, Troup County, Georgia. The work associated with this report was conducted in general accordance with S&ME Proposal Number AG4-13-146, dated March 11, 2013.

Should you have any questions or concerns regarding this report, please contact the undersigned at (770) 476-3555.

Sincerely,

S&ME, Inc.

Peter J. Fleury, Jr.
Senior Project Manager

Steve Diamond, P.E.
Environmental Department Manager

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