

# PHASE I ENVIRONMENTAL SITE ASSESSMENT

**L-SHAPED STATE LAND TRUST- 400 ACRES**

Flagstaff, Arizona  
WT Job No. 2589JE321

**PREPARED FOR:**

Coe & Van Loo Consultants, Inc.  
4550 North 12<sup>th</sup> Street  
Phoenix, Arizona 85014  
Attn: Mr. Curt Johnson

And

Arizona State Land Department  
1616 West Adams  
Phoenix, Arizona 85007

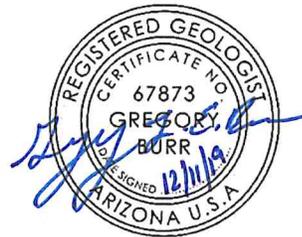
December 10, 2019



Krystal Serfine  
Environmental Scientist



Susan B. Kaleta  
Environmental Project Manager



Reviewed By: Gregory L. E. Burr, R.G.  
Geotechnical Project Manager



December 10, 2019

Coe & Van Loo Consultants, Inc.  
4550 North 12th Street  
Phoenix, Arizona 85014

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Arizona State Land Department  
1616 West Adams  
Phoenix, Arizona 85007

Attn: Mr. Curt Johnson

Re: Phase I Environmental Site Assessment  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona

WT Job No. 2589JE321

Western Technologies Inc. has completed this Phase I Environmental Site Assessment of 400 acres of an L-Shaped State Land Trust in Flagstaff, Arizona. The results of our assessment, significant findings and conclusions are presented in the enclosed report.

This report completes the agreed scope of services. If you have any questions or if we may be of further assistance to you, please do not hesitate to contact us. Thank you for allowing us to provide these services.

Sincerely,  
**WESTERN TECHNOLOGIES INC.**



Susan B. Kaleta  
Environmental Project Manager

Copies to: Addressee (1)

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## EXECUTIVE SUMMARY

Western Technologies Inc. (WT) completed a Phase I Environmental Site Assessment (ESA) of 400 acres of an L-Shaped State Land Trust in Flagstaff, Arizona. The purpose of this ESA was to identify to the extent feasible, pursuant to the processes described herein, recognized environmental conditions (RECs), in connection with the Property.

The Property was undeveloped, forested land that included rural biking and hiking trails. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the southeastern portion of the Property. WT did not identify indications of RECs during the reconnaissance.

A few discarded items were encountered near Corner 6 of the Property including aluminum cans, plastic bags, and plastic containers. Based on the small amount of items and types of items encountered, the discarded materials were not considered RECs in connection to the Property. However, removal and proper disposal would be recommended.

Property location was in a rural residential area of Flagstaff. The sites adjoining the Property consisted of undeveloped, forested land and a residential home to the north, undeveloped, forested land to the south and east, and undeveloped, forested land and residential homes to the west. WT did not identify indications of RECs in connection with the current use of the adjoining sites.

The earliest standard historical source reviewed for this ESA was an aerial photo dated 1964, which showed the Property as vacant, native land with what appeared to be a few rural trails throughout the Property and a power line on the northern edge of the Property, matching its current footprint. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the southeastern portion of the Property. The intervals between standard historical sources reviewed for this exceeded 5 years, therefore data failure occurred while attempting to document historical uses back to 1940 or the first developed use, although based on its history as vacant land, WT did not identify indications of RECs in connection with the historical uses of the Property.

WT obtained and reviewed a commercial database report of standard federal United States Environmental Protection Agency (USEPA) and state Arizona Department of Environmental Quality (ADEQ) databases from Environmental Risk Information Services. The database findings did not identify the Property or sites in the searched USEPA or ADEQ databases. The Navajo Depot Activity on the Interstate 40 was listed on the Unplottable Summary. WT did not identify this site as a REC in connection with the Property. WT did not identify indications of RECs or vapor migration conditions in connection with the regulatory agency records reviews.

WT performed this ESA in general agreement with the scope and limitations of ASTM E 1527-13 of 400 acres of an L-Shaped State Land Trust in Flagstaff, Arizona. This assessment has revealed no evidence of RECs currently in connection with the Property, and WT makes no recommendations for further assessment at this time. If additional information becomes available or known that may suggest the presence of recognized environmental conditions currently in connection with the Property, contact this firm for potential recommendations.

## 1.0 INTRODUCTION

This report presents the results of a Phase I Environmental Site Assessment (ESA) of 400 acres of an L-Shaped State Land Trust in Flagstaff, Arizona ("the Property"). The cadastral description of the Property relative to the U.S. Public Land Survey System is generally within a portion of the Section 26, Township 21 North, Range 7 East of the Gila and Salt River Baseline and Meridian in Coconino County, Arizona. Figure 1 in Appendix A shows the location of the Property.

### 1.1 Project Authorization

Western Technologies Inc. (WT) was authorized by Mr. Curt Johnson of Coe & Van Loo Consultants, Inc. to perform this ESA according to WT Contract No. 2589PE231, on November 7, 2019.

### 1.2 User Reliance

WT prepared this ESA for Coe & Van Loo Consultants, Inc. and Arizona State Land Department. This ESA may not be utilized or relied upon by any other person or entity without the express written consent of WT and the completion of the User's responsibilities as described in ASTM E 1527-13 and the All Appropriate Inquiries Rule (AAI Rule).

### 1.3 Environmental Professionals Statement

I, Susan B. Kaleta, declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in 40 CFR § 312.10. I have the specific qualifications, based on education, training, and experience, to assess a property of the nature, history, and setting of the Property. I have developed and performed the all appropriate inquiries in general conformance with the standards and practices set forth in 40 CFR Part 312.

Ms. Krystal Serfine conducted the site reconnaissance, interviews and records reviews under the supervision and responsible charge of Ms. Kaleta. The final review of the written report was conducted by Mr. Gregory L. E. Burr, R.G. and the formulation of opinions regarding Recognized Environmental Conditions (RECs) was performed by Ms. Kaleta.

### 1.4 Purpose

The purpose of this ESA was to identify, to the extent feasible pursuant to the processes described herein, recognized environmental conditions (RECs) in connection with the Property. According to the ASTM E1527-13, RECs are "the presence or likely presence of any hazardous substances or petroleum products on, in, or at the Property: (1) due to a release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. De minimis conditions are not RECs." WT used its judgment to identify migration pathways and RECs.

## **1.5 Scope of Services**

The scope of services generally followed the applicable provisions of the Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process (ASTM E1527-13) and the scope and limitations in our contract for this project, and consisted of a reconnaissance of the Property, interviews, a review of physical setting information, reviews of historical use research, reviews of standard Federal and State databases and local records, file reviews (if deemed necessary by the environmental professional), and preparation of this report.

## **2.0 PROPERTY AND AREA INFORMATION**

The reconnaissance of the Property was performed by Ms. Krystal Serfine on November 16, 2019. The reconnaissance was performed by walking the Property. No limiting conditions were encountered during the reconnaissance of the Property. Figure 2 in Appendix A depicts general features observed on the Property. Photographs taken during the reconnaissance of the Property are included in Appendix B.

### **2.1 Current Property Use and Occupancy**

The Property consisted of approximately 400 acres of undeveloped, forested land.

### **2.2 Property Improvements and Features**

The Property was undeveloped, forested land that included rural biking and hiking trails. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank was within the southeastern portion of the Property.

### **2.3 Utilities**

The Property area was vacant, forested land, therefore there are no utility providers for the Property.

### **2.4 Current Adjoining Property Use and Description**

The area of the Property was within a rural residential area of Flagstaff. The sites adjoining the Property consist of the following:

- north was undeveloped, forested land and a residential home;
- south was undeveloped, forested land;
- east was undeveloped, forested land; and

- west was undeveloped, forested land and residential homes

Based on WT's observations during the reconnaissance, WT did not identify evidence of potential RECs on the Property resulting from activities on the adjoining sites.

## 2.5 Physical Setting Sources

Topographic maps from the United States Geological Survey (USGS) and hydrogeologic reports from the Arizona Department of Water Resources (ADWR) were reviewed as standard physical setting sources of information about the Property and surrounding area. The physical setting information represents a general indication of topographic and hydrogeologic conditions that may reflect pathways for the migration of hazardous substances and petroleum products onto or away from the Property. However, this regionally-based information may not accurately describe current site-specific physical setting conditions.

The local topography is hilly to mountainous terrain with gentle to steep slopes. Regional topography consists of the San Francisco Peaks volcanic field. The Property has an approximate elevation of 6,860 feet above Mean Sea Level (MSL). The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the southeastern portion of the Property.

Based on water resource information (McGavock, et. al., 1986), the Property is situated along the southern margin of the Little Colorado River Plateau Physiographic Province, within the hydrologic regime designated as the Little Colorado River Basin.

The Property is within the San Francisco Volcanic Field, the second largest volcanic field in North America. The field became active approximately 5 million years ago, the most recent eruption occurring approximately 1,100 years ago at Sunset Crater (Newhall, et. al., 1987). Sedimentary rocks underlying the volcanic terrain include, in descending order, the Moenkopi Formation, the Kaibab Formation, the Coconino Sandstone and the Supai Group.

The Coconino Sandstone and sandy units of the underlying Supai Group represent the major regional aquifer for the Property. Based on groundwater potentiometric contours in the area of the Property (McGavock et. al., 1986; Appel and Bills, 1979), depth to the regional aquifer on the Property is estimated at between 1,200 and 1,300 feet below ground surface (bgs). This depth is the stratigraphic position of the Coconino Sandstone aquifer.

Direction of groundwater flow in the Coconino Sandstone aquifer is reported to be to the northeast, off the northeast flank of the Mormon Mountain anticline. The anticline is a subsurface dome structure, which serves to divide groundwater flow direction. There may be shallower perched groundwater tables with differing groundwater flow direction, following local topography.

### **3.0 RECONNAISSANCE FOR KNOWN AND SUSPECT RECS**

This section provides information about potential sources of known and suspect RECs in connection with the Property.

#### **3.1 Potential Polychlorinated Biphenyl (PCB) Sources**

Electrical transformers, capacitors, and possibly hydraulic equipment including elevators, are potential sources of PCBs.

None of these potential PCB sources were found during the reconnaissance.

#### **3.2 Aboveground Storage Tanks (ASTs)**

ASTs consist of portable fuel tanks on construction sites, portable fertilizer tanks in agricultural fields, process tanks in industrial applications, large bulk storage tanks at distribution facilities, storage tanks for the dispensing of fuel and lubricants and for the collection of liquid waste materials, and as integral fuel tanks to back-up power generators.

No ASTs or surface indications of former ASTs were noted during the reconnaissance.

#### **3.3 Underground Storage Tanks (USTs)**

Surface indications of existing or former USTs includes pump islands, fill ports, vent pipes, vapor monitoring wells, inventory monitoring equipment, asphalt patches over former tank pits or fuel lines, and remedial systems.

None of the listed surface indications of existing or former USTs was noted during the reconnaissance.

#### **3.4 Hazardous Substances, Petroleum Products, and Containers**

At the time of the reconnaissance, WT did not observe indications of the usage, storage, or disposal of hazardous substances or petroleum products in connection with current Property uses. WT did not observe the presence of containers, including drums, pails, bags, bins, silos, or pressurized cylinders, holding hazardous or unknown substances or petroleum products.

#### **3.5 Solid Waste Indicators**

Indications of solid waste storage or disposal include dumpsters, roll-off containers, waste piles, uncontrolled disposal of trash, demolition debris, construction debris, or vegetation, wildcat dumping, tires, litter, unusual mounding or depressions, fill or suspected fill from unknown sources, and debris commingled in disturbed surface areas.

A few discarded items were encountered near Corner 6 of the Property including aluminum cans, plastic bags, and plastic containers. Based on the small amount of items and types of items encountered, the discarded materials were not considered RECs in connection to the Property. However, removal and proper disposal would be recommended.

### **3.6 Wastewater, Stormwater, and Other Liquid Discharges**

Wastewater discharges include existing or former surface impoundments, oil/water separators, sumps, catch basins, injection wells, drywells receiving non-storm water related discharges, wastewater treatment systems, septic systems including tanks, leach fields, and seepage pits, exterior pipe discharges, pits, ponds, and lagoons.

Indications of the listed wastewater discharges were not seen on the Property during the reconnaissance.

A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the southeastern portion of the Property.

Indications of spills or releases of liquid phase materials consist of odors, pools of liquid, stains, corrosion or discoloration on floors, pavement or the ground surface, sheens on water, and stressed vegetation.

No surface indications of the listed liquid waste indicators were observed on the Property during the reconnaissance.

### **3.7 Air Emission Control Equipment**

Air emission control equipment can include laboratory hoods, exterior vent stacks, incinerators, chimneys, bag houses, cyclones, and paint booths and result in the generation of used products or materials consisting of hazardous substances or petroleum products.

No indications of air emission control equipment were noted on the Property during the reconnaissance.

### **3.8 Existing or Former Wells**

Wells can be identified through the presence of well casings extending above the ground surface, turbines or pumps, a water storage tank, pressure tank, or water distribution piping, or traffic-rated covers over monitoring wells. Water produced from wells can be utilized for irrigation, public distribution, personal consumption, or environmental or hydrological monitoring or remediation.

No indications of groundwater wells were observed on the Property during the reconnaissance.

## 4.0 INTERVIEWS

This section summarizes information from interviews conducted as part of this ESA. Questionnaires completed by interviewees and other correspondence are presented in Appendix C.

### 4.1 Interviews with the User of this Report

Mr. James Adams with Symmetry Companies, representing the User completed and returned WT's User Questionnaire on November 2, 2019. Mr. Adams specified that a search of recorded land title records did not identify environmental liens filed or recorded against the Property under federal, tribal state, or local law. He mentioned that he did not have specialized knowledge or experience relative to the Property. He specified that this ESA was being conducted in order to satisfy seller's requirements.

Mr. Adams provided Title Records for the Property, as well as an Appraisal Summary for the Property. The appraisal document was conducted by CBRE and was dated September 12, 2019. Based on the CBRE appraisal, the "as is" market value was based on the assumptions that there is no known archeological significance found on the subject site, that there is no known geological significance found on the subject site, that there are no known environmental risks or hazardous conditions found on the subject site, and that there is legal access to the Property. The Property value was concluded to be at market value.

The User was not aware of environmental clean-up liens, engineering controls, institutional controls, or land use restrictions, or of litigation or administrative actions regarding environmental laws. They were not aware of commonly known or reasonably ascertainable information about the Property and they did not identify special knowledge about the Property, the surrounding area, or the type of business occurring on the Property, based on their personal and professional experience.

Mr. Bruce Campbell, the trustee of the land, who is with the Arizona State Land Department completed and returned WT's User Questionnaire on November 26, 2019. Mr. Campbell specified that a search of recorded land title records did not identify environmental liens filed or recorded against the Property under federal, tribal state, or local law. He mentioned that he did not have specialized knowledge or experience relative to the Property. He was not aware of commonly known or reasonably ascertainable information about the Property. The User was not aware of environmental clean-up liens, engineering controls, institutional controls, or land use restrictions, or of litigation or administrative actions regarding environmental laws.

### 4.2 Interviews with the Property Owner, Current Operators, or Occupants

Mr. Bruce Campbell, the trustee of the land, who is with the Arizona State Land Department completed WT's Owner/Key Site Manager Questionnaire on November 26, 2019. He has been familiar with the Property for 19 years. Mr. Campbell mentioned that there were not ASTs, USTs, hazardous chemicals, stained soils, in-ground hydraulic lifts, septic systems, or

wells on the Property. He also noted that he was unaware of prior ESAs completed for the Property. He was unable to identify prior owners and/or occupants for the Property.

#### **4.3 Interviews with Past Owners, Operators, or Occupants**

WT was unable to interview prior owners or occupants of the Property since there were no records pertaining to prior ownership of the Property, although based on its historic use as vacant, State Trust Land, it should not impede WT's ability to interpret RECs in connection with the Property.

#### **4.4 Interviews with Others**

WT contacted the Summit Fire District Station #31 regarding records for the Property, although at the time of completion of this report, no response had been obtained.

### **5.0 HISTORICAL RECORDS INFORMATION**

The objective of consulting historical sources was to develop a history of obvious uses of the Property back to 1940, or to the first developed use of the Property, whichever is earlier, unless a data failure occurred. The earliest standard historical source reviewed for this ESA was an aerial photo dated 1964, which showed the Property as vacant, native land with what appeared to be a few rural trails throughout the Property and a power line on the northern edge of the Property, matching its current footprint. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank was within the southeastern portion of the Property. The intervals between standard historical sources reviewed for this exceeded 5 years, therefore data failure occurred while attempting to document historical uses back to 1940 or the first developed use, although based on its history as vacant land, this should not impede WT's ability to interpret RECs.

#### **5.1 Property Tax Files**

WT used the Coconino Parcel Viewer web application in order to view the Property area, which provided information that stated that the Property was owned by the State Trust.

#### **5.2 Land Title Records**

WT was unable to acquire land title records from the Coconino County Assessor's office or City Recorder's office, although as mentioned previously, the Property was owned by the State Trust.

### **5.3 Zoning/Land Use Records**

The City of Flagstaff GIS Zoning Map was contacted for information about zoning and land use classifications for the Property and surrounding area. According to City of Flagstaff, the Property is within a zoning designation of RR, which allows for rural residential.

### **5.4 Local Street Directories**

Local street directories are annual publications that list the names of telephone service recipients by address. The information contained in local street directories may be useful in determining the type of facility or business that operated at a particular address in a given year. As the Property is not addressed, a review of local street directories was not possible.

### **5.5 Building Inspection Records**

WT contacted the City of Flagstaff Recorder's Office regarding records for the Property and was informed that we should contact the Coconino County Community Development office since the Property did not have an address or parcel number. WT contacted the Coconino County Community Development office and was informed that they did not have records pertaining to the Property. Supporting correspondence is shown in Appendix C.

### **5.6 Fire Insurance Maps**

Fire Insurance maps were produced by private fire insurance map companies and depicted physical features and developments on land. These maps typically cover older sections of metropolitan areas. WT searched the online Library of Congress Sanborn Maps collection and found that they did not cover the Property area.

### **5.7 Topographic Maps and Atlases**

Topographic maps were reviewed for evidence of prior land uses or structures on or adjacent to the Property.

Historical topographic maps available from NETR Online with dates ranging from 1965 to 2014 were reviewed. The 1965 to 2014 maps depicted elevations, major bodies of water and major roadways. The Hoffman Tank surface water basin was near the fourth corner of the Property. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property.

### **5.8 Aerial Photography**

Aerial photographs from HistoricAerials.com and Google Earth were used to evaluate past uses and relevant characteristics of the Property and adjoining land. Copies of selected historical aerial photographs are presented in Appendix D. A total of 12 aerial photographs with dates ranging from 1964 to 2019 were reviewed.

### ***Property***

The 1964 and forward photographs depicted the Property as vacant, native land with what appeared to be a few rural trails throughout the Property and a power line on the northern edge of the Property, matching its current footprint. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank surface water basin was within the southeastern portion of the Property.

### ***Surrounding Area***

The 1964 to 1981 photograph showed the adjacent sites as vacant, native land with what appeared to be a few rural roads west of the Property. The 2003 to 2005 photographs showed the adjacent sites in similar condition as the 1981 photograph, with the addition of a road and residential area being constructed west of the Property. The 2007 to 2019 photographs showed the adjacent sites in similar condition as the 2005 photograph, with the addition of more residential homes and landscaping for a golf course, matching its current footprint. The Rio de Flag was to the north and east of the Property.

## **6.0 ENVIRONMENTAL RECORDS REVIEW**

WT obtained a commercial database report from Environmental Risk Information Services (ERIS) that included information extracted from regulatory databases and lists kept by the United States Environmental Protection Agency (USEPA) and the Arizona Department of Environmental Quality (ADEQ). A copy of the database report with descriptions and release dates of the searched databases, and maps showing locations relative to the Property, is presented in Appendix E. WT also contacted local agency representatives concerning additional records information pertaining to the Property.

### **6.1 Federal USEPA Records Results**

The Federal records maintained by the USEPA included: the National Priorities List (NPL); the Superfund Enterprise Management System (SEMS); No Further Remedial Action Planned (NFRAP) sites; Resource Conservation Recovery Act (RCRA) database of hazardous waste generators; RCRA Treatment Storage Disposal Facilities; RCRA Corrective Action Sites (CORRACTS); federally registered engineering or administrative controls; federal brownfields sites; and the Emergency Response Notification System (ERNS) Database.

The database findings did not identify the Property or sites within the designated ASTM minimum search distances in the searched Federal USEPA databases.

### **6.2 Arizona ADEQ Records Results**

The Arizona records maintained by the ADEQ included: the Water Quality Assurance Revolving Fund (WQARF) Registry List; the Arizona Superfund Program List (ASPL); the historic Arizona CERCLA Information Data System (ACIDS); the Registered UST Database; the Leaking USTs (LUST) List; the Brownfields/Voluntary Remediation Program (VRP) List, the

Database of Voluntary Environmental Mitigation Use Restrictions (VEMURs) and Declarations of Environmental Use Restriction (DEURs); lists of Solid Waste Facilities; and the Hazardous Materials Response Incidents (HAZMAT) List.

The database findings did not identify the Property or sites within the designated ASTM minimum search distances in the searched ADEQ databases.

### **6.3 Additional Records Reviews**

The ERIS database reported a list of three unplotable sites, which are records that could not be mapped due to various reasons, including limited geographic information. These sites did not appear to be adjacent to the Property, therefore no RECs were associated with these sites.

WT conducted a search for engineering and administrative controls recorded in the VEMUR/DEUR database but did not identify an environmental land use restriction for the Property.

WT utilized the ADEQ MEGASEARCH tool to review the online records center database, UST and LUST databases, solid waste and facilities databases, waste and solid waste programs databases, waste water facilities database, water quality applications/permits/stormwater database, water quality monitoring database, surface water database, air permit compliance database, Superfund remediation database, voluntary remediation database, state assurance fund database, hazardous waste accounts and manifests databases, special waste manifests database, and drywell registration records. No records were found for the Property address and zip code, or previous known addresses for the Property.

WT searched the ADWR online database for registered groundwater wells on the Property and Property vicinity. The search did not identify wells registered to the Property or in the vicinity of the Property. A copy of the ADWR well map is provided in Appendix F.

## **7.0 SUMMARY OF ASSESSMENT**

### **7.1 Findings**

This section presents our opinion regarding the probable impact to the Property from known or suspect RECs which may include current RECs, historical RECs, controlled RECs, or de minimis conditions that were identifiable from the records reviews, interviews, and site reconnaissance.

The Property was undeveloped, forested land that included rural biking and hiking trails. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the

southeastern portion of the Property. WT did not identify indications of RECs during the reconnaissance.

A few discarded items were encountered near Corner 6 of the Property including aluminum cans, plastic bags, and plastic containers. Based on the small amount of items and types of items encountered, the discarded materials were not considered RECs in connection to the Property. However, removal and proper disposal would be recommended.

Property location was in a rural residential area of Flagstaff. The sites adjoining the Property consisted of undeveloped, forested land and a residential home to the north, undeveloped, forested land to the south and east, and undeveloped, forested land and residential homes to the west. WT did not identify indications of RECs in connection with the current use of the adjoining sites.

The earliest standard historical source reviewed for this ESA was an aerial photo dated 1964, which showed the Property as vacant, native land with what appeared to be a few rural trails throughout the Property and a power line on the northern edge of the Property, matching its current footprint. The Arizona National Scenic Trail transects the Property. A portion of the Rio de Flag was in the northeast corner of the Property. Hoffman Tank, a surface water basin, was within the southeastern portion of the Property. The intervals between standard historical sources reviewed for this exceeded 5 years, therefore data failure occurred while attempting to document historical uses back to 1940 or the first developed use, although based on its history as vacant land, WT did not identify indications of RECs in connection with the historical uses of the Property.

WT obtained and reviewed a commercial database report of standard federal USEPA and state ADEQ databases from Environmental Risk Information Services. The database findings did not identify the Property or sites in the searched USEPA or ADEQ databases. The Navajo Depot Activity on the Interstate 40 was listed on the Unplottable Summary. WT did not identify this site as a REC or vapor migration conditions in connection with the Property. WT did not identify indications of RECs in connection with the regulatory agency records reviews.

## **7.2 Conclusions and Recommendations**

WT performed this ESA in general agreement with the scope and limitations of ASTM E 1527-13 of 400 acres of an L-Shaped State Land Trust in Flagstaff, Arizona. This assessment has revealed no evidence of RECs currently in connection with the Property, and WT makes no recommendations for further assessment at this time.

If additional information becomes available or known that may suggest the presence of recognized environmental conditions currently in connection with the Property, contact this firm for potential recommendations.

## 8.0 LIMITATIONS

WT has performed its services in accordance with its contract with the Client, utilizing the degree of skill and care practiced by firms providing similar services in the locality of the Property. No other warranty or representation, either express or implied, is made. Not every property warrants the same level of assessment. The level of inquiry for this assessment was guided by factors including the type of property subject to assessment, the expertise and risk tolerance of the user, reasonable limits on time and cost as specified in our contract, and the ability to obtain information that was reasonably ascertainable and practically reviewable. There is a point at which the cost of information obtained or the time required to gather it outweighs the likely usefulness of the information and such cost and delay may, in fact, be a material detriment to the orderly completion of transactions.

Our review of third party information was limited as set forth in the discussion presented herein and was based on our actual knowledge of the information as presented. All results and opinions contained in third party information, including public records, are the sole responsibility of the entity producing the information. An evaluation of the completeness, accuracy, or appropriateness of the test methods or procedures employed by others was outside the scope of this ESA.

This assessment was limited to the identification of conditions likely to indicate RECs in connection with the Property, according to the definitions, scope and limitations contained in ASTM E 1527-13. No environmental site assessment can wholly eliminate uncertainty regarding the potential for RECs in connection with a property. The performance of an assessment according to ASTM E 1527-13 is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs in connection with a property, recognizing reasonable limits of time and cost. Therefore, if none are identified as a result of this assessment, such a conclusion should not be construed as a guaranteed absence of RECs.

The “User” or “Users” identified by ASTM E 1527-13, including the addressee, any third parties acknowledged in writing by WT, and recipients of reliance letters, are obligated to conduct the “Additional Inquiries” identified in 40 CFR §312.22 and ASTM E 1527-13 independently of the Environmental Professional. These Additional Inquiries include searches for environmental clean-up liens, an assessment of the User’s specialized knowledge or experience, an assessment of the relationship of the purchase price to fair market value, and an assessment of commonly known or reasonably ascertainable information about the property.

Nothing in this ESA, nor in our contract, subsequent correspondence, or reliance letters, shall relieve a User of this report from post-acquisition “Continuing Obligations” as required by CERCLA.

## 9.0 REFERENCES

### 9.1 Contacts

Mr. Bradley Lawry, Coconino County Community Development, [blawry@coconino.az.gov](mailto:blawry@coconino.az.gov),  
500 N Fort Valley Rd # 1, Flagstaff, AZ 86001.

Mr. Bruce Campbell, Trustee, Arizona State Land Department, [bcampbell@azland.gov](mailto:bcampbell@azland.gov).

Mr. Curt Johnson, Coe & Van Loo Consultants, [cjohnson@cvici.com](mailto:cjohnson@cvici.com).

Mr. James Adams, representative of Symmetry Companies, (602) 505-4262.

Ms. Larysa Feyti, City of Flagstaff Recorder's Office, (928) 213-2066.

NAU Cline Library, 1001 S Knoles Drive, Flagstaff, AZ 86011, (928) 523-2173.

Summit Fire District Station #31, 6425 N Cosnino Rd, Flagstaff, AZ 86004, (928) 526-0344.

## **9.2 Reports and Publications**

Arizona Department of Environmental Quality (ADEQ), MEGASEARCH database, <http://megasearch.azdeq.gov/megasearch>.

Arizona Department of Water Resources, Well Registry Interactive Map, [www.gisweb.azwater.gov/WellRegistry](http://www.gisweb.azwater.gov/WellRegistry).

Environmental Risk Information Services (ERIS), Database Report, Order No. 20191108042, November 11, 2019.

Google Earth aerial photographs dated 1997, 2003, 2005, 2010, 2013, 2017, and 2019.

Library of Congress Sanborn Map Collection, <https://www.loc.gov/collections/sanborn-maps>.

NETR Online provided historical aerial photographs dated 1964, 1980, 1981, 2007, and 2015.

NETR Online provided topographic maps dated 1965, 1970, 1976, 1983, 1986 and 2014.

Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, ASTM Designation: E 1527 - 13. American Society for Testing and Materials (ASTM); West Conshohocken, Pennsylvania; November 2013.

The United States Code of Federal Regulations, Title 40, Part 312, Standards and Practices for All Appropriate Inquiries, November 1, 2005.

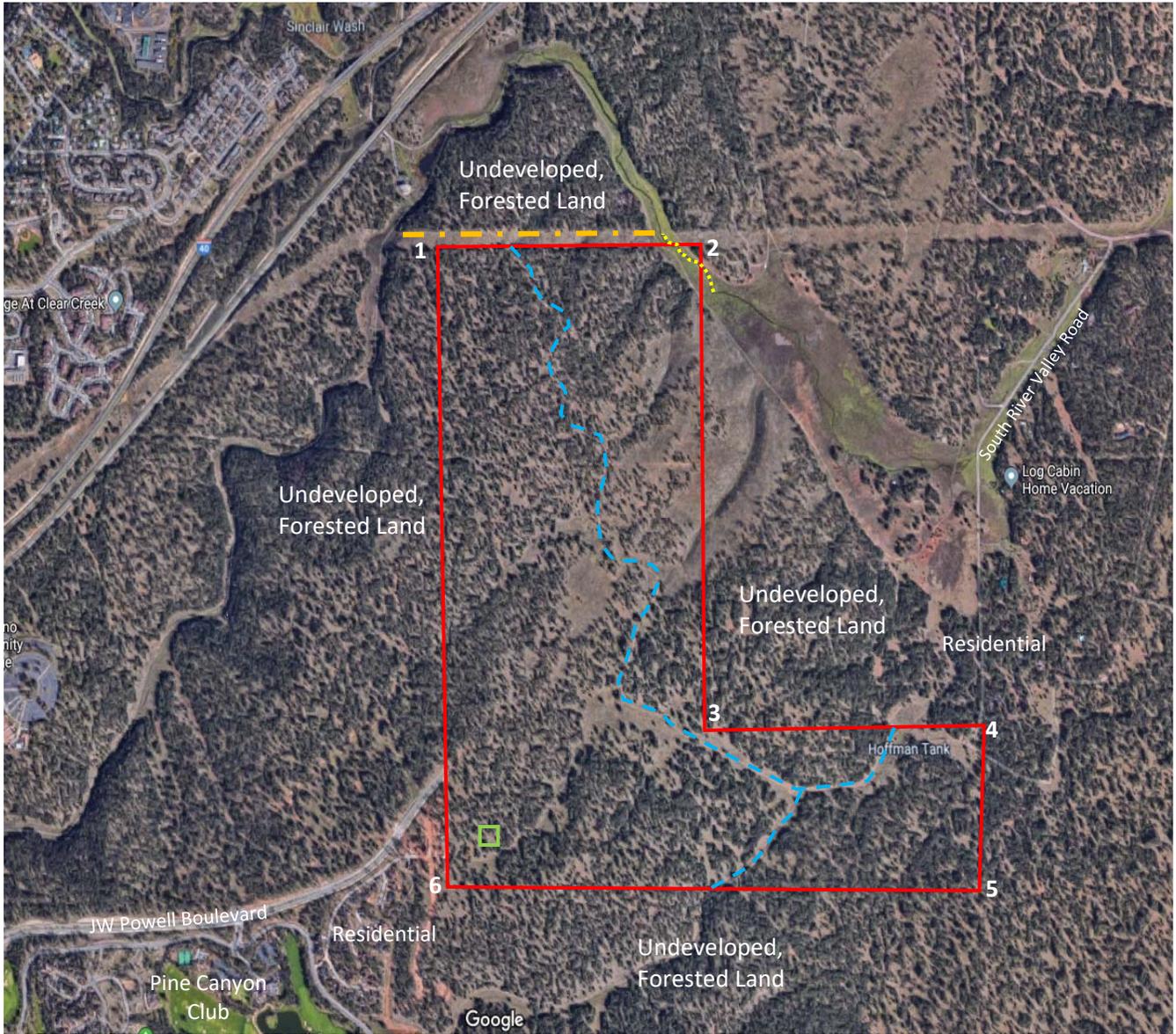
# APPENDIX A FIGURES

Figure 1 – Vicinity Diagram  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



 Not to Scale	Coe and Van Loo Consultants, Inc.	
	Phase I Environmental Site Assessment	
	<b>Western Technologies Inc.</b>	
	Job No. 2589JE321	Date: December 9, 2019

Figure 2 – Property Diagram  
 L-Shaped State Land Trust- 400 Acres  
 Flagstaff, Arizona



LEGEND	
	Property Outline
	Arizona Trail
	Sinclair Wash
	Power Lines
	Discarded Trash Items

 Not to Scale	Coe and Van Loo Consultants, Inc.	
	Phase I Environmental Site Assessment	
	<b>Western Technologies Inc.</b>	
	Job No. 2589JE321	Date: December 9, 2019

**APPENDIX B  
PHOTOGRAPHIC LOG**



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



Picture 1 - View looking south from west entrance on JW Powell Boulevard



Picture 2 - View looking north from west entrance on JW Powell Boulevard



Picture 3 - West-adjacent view from west entrance on JW Powell Boulevard



Picture 4 - View looking east from near center of Property



Picture 5 - View looking along northern edge from Corner 3 of Property



Picture 6 - View looking along eastern edge from Corner 3 of Property



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



Picture 7 - Fence near Corner 4 of the Property, along northern edge



Picture 8 - Fence along Corner 4, along northeast corner



Picture 9 - View looking southeast from west entrance on JW Powell Boulevard



Picture 10 - One of multiple tree-cut piles on the Property, shown near Corner 4



Picture 11 - View looking along southern edge from Corner 4 of Property



Picture 12 - View looking along western edge from Corner 4 of Property



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



Picture 13 - North-adjacent site from Corner 4 of Property, showing a residential home



Picture 14 - Tree burn pile remains shown near Corner 5 on Property



Picture 15 - View looking along western edge from Corner 5 of Property



Picture 16 - View looking along northern edge from Corner 5 of Property



Picture 17 - East-adjacent site from Corner 5 of Property, showing forested land



Picture 18 - South-adjacent site from Corner 5 of Property, showing forested land



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



**Picture 19 - Viewing the Sinclair Wash near Corner 2 of the Property**



**Picture 20 - View looking along western edge from Corner 2 of Property**



**Picture 21 - View looking along southern edge from Corner 2 of Property**



**Picture 22 - East-adjacent site from Corner 2 of Property, showing forested land**



**Picture 23 - North-adjacent site from Corner 2 of Property, showing forested land**



**Picture 24 - Powerlines along northern edge of Property from Corner 2 to Corner 1**



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



Picture 25 - View looking along eastern edge from Corner 1 of Property



Picture 26 - View looking along southern edge from Corner 1 of Property



Picture 27 - North-adjacent site from Corner 1 of Property, showing forested land



Picture 28 - West-adjacent site from Corner 1 of Property, showing forested land and power lines



Picture 29 - View looking north from near center of Property



Picture 30 - View looking south from near center of Property



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



Picture 31 - View looking east from near center of Property



Picture 32 - View looking west from near center of Property



Picture 33 - View looking along northern edge from Corner 6 of Property



Picture 34 - View looking along eastern edge from Corner 6 of Property



Picture 35 - South-adjacent site from Corner 6 of Property, showing forested land



Picture 36 - West-adjacent site from Corner 6 of Property, showing forested land



# PHOTOGRAPHIC LOG

## L-Shaped State Land Trust – 400 Acres Flagstaff, Arizona

WT Job No.: 2589JE321

November 16, 2019



**Picture 37 - South-adjacent residential home from Corner 6 of Property**



**Picture 38 - Various discarded waste items near Corner 6 of the Property**



**Picture 39 - West-adjacent residential home near corner 6 of Property, along western edge**



**Picture 40 - West-adjacent building materials near corner 6 of Property, along western edge**



**Picture 41 - Water valve located west, outside of west entrance on JW Powell Boulevard**



**Picture 42 - View looking east from west entrance on JW Powell Boulevard**

**APPENDIX C**  
**QUESTIONNAIRES AND CORRESPONDENCE**

**PHASE I ENVIRONMENTAL SITE ASSESSMENT  
USER QUESTIONNAIRE PER ASTM E1527-13  
WT Job No.**

Western Technologies Inc. requests your assistance to identify and assemble information described by the *User Responsibilities* criteria of the ASTM standard. The *User* is defined as a purchaser, potential tenant, owner, lender or property manager, or other party seeking to use the assessment report. For all "Yes" answers, please provide copies, references, or additional information on an attached sheet.

Your Name: James Adams (User/Rep.) Tel: 602-525-4262  
 User's Name: Symmetry Companies (Potential Purchaser)  
 Property Name: Flagstaff 400  
 Property Address: T2UN, RTE, Sec. 26 City: Flagstaff State: AZ

Has a search made you aware of any environmental clean-up liens against the Property that are filed or recorded under federal, tribal, state, or local law? (40 CFR 312.26). Circle  
Yes  No

Are you aware of any Activity and Use Restrictions, recorded in land title records or in registries or publicly available lists, applicable to the Property, including Engineering Controls, Institutional Controls or Land Use Restrictions, that are applicable to or run with the Property? (40 CFR 312.26(b)(6,7)). Title Report as Provided Circle  
Yes  No

Do you have any specialized knowledge or experience relating to the Property, surrounding areas, or adjoining properties, or with the types of activities and processes conducted at the Property, surrounding areas, or adjoining properties? (40 CFR 312.28)? Circle  
Yes  No

Does the purchase price being paid for the Property reasonably reflect the fair market value of the Property? (40 CFR 312.29(a)) Appraisal Summary Attached Circle  
Yes  No

If not, have you considered whether the differential in price could be attributed to the presence or possible presence of contamination from hazardous substances or petroleum products? (40 CFR 312.29(b)) N.A. Circle  
Yes  No

Are you aware of commonly known or reasonably ascertainable information about the Property or surrounding area (e.g. past uses, water quality problems, environmental compliance issues, or permit violations), that might be obtained from current or former owners or operators, local officials, or local members of the public, that might suggest a release or threatened release of hazardous substances or petroleum products on, at, or in the Property? (40 CFR 312.30) Circle  
Yes  No

Do you know of any pending, threatened, or past litigation or administrative action relevant to hazardous substances or petroleum products on, in, or from the Property? (ASTM E1527-05, Sec. 10.9) Circle  
Yes  No

Do you know of any notices or other correspondence from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products? (ASTM E1527-05, Sec. 10.9) Circle  
Yes  No

In addition to one of the requirements to satisfy a potential Landowner Liability Protection claim under the Comprehensive Environmental Response, Compensation, and Liability Act, what is your reason for performing this study? (ASTM E1527-05, Sec. 6.7)

	Circle		Circle
Lender's Requirements	Yes <input type="radio"/> No <input checked="" type="radio"/>	Insurance Requirements	Yes <input type="radio"/> No <input checked="" type="radio"/>
Planning/Zoning Requirements	Yes <input type="radio"/> No <input checked="" type="radio"/>	Baseline Review	Yes <input type="radio"/> No <input checked="" type="radio"/>
Other: <u>Seller Requirement</u>	Yes <input checked="" type="radio"/> No <input type="radio"/>	Business Operations Planning	Yes <input type="radio"/> No <input checked="" type="radio"/>

Do you know of any of the following types of helpful documents about the Property and can you provide copies to WT before the site inspection? (ASTM E1527-05, Sec. 10.8)

	Circle		Circle
Environmental site assessment reports	Yes <input type="radio"/> No <input checked="" type="radio"/>	NPDES Permits	Yes <input type="radio"/> No <input checked="" type="radio"/>
Environmental compliance audit reports	Yes <input type="radio"/> No <input checked="" type="radio"/>	Wastewater Permits	Yes <input type="radio"/> No <input checked="" type="radio"/>
Underground Injection Permits	Yes <input type="radio"/> No <input checked="" type="radio"/>	Solid Waste Permits	Yes <input type="radio"/> No <input checked="" type="radio"/>
Hazardous Waste Generator Notices	Yes <input type="radio"/> No <input checked="" type="radio"/>	Air Emissions Permits	Yes <input type="radio"/> No <input checked="" type="radio"/>
Community Right-To-Know Plan	Yes <input type="radio"/> No <input checked="" type="radio"/>	UST Registrations	Yes <input type="radio"/> No <input checked="" type="radio"/>
Environmental Management Plan	Yes <input type="radio"/> No <input checked="" type="radio"/>	AST Registrations	Yes <input type="radio"/> No <input checked="" type="radio"/>
Hydrogeologic Reports	Yes <input type="radio"/> No <input checked="" type="radio"/>	Material Safety Data Sheets	Yes <input type="radio"/> No <input checked="" type="radio"/>
Geotechnical Reports	Yes <input type="radio"/> No <input checked="" type="radio"/>	Safety Plans	Yes <input type="radio"/> No <input checked="" type="radio"/>
SARA Title III/Form R Reports	Yes <input type="radio"/> No <input checked="" type="radio"/>	Spill Control Countermeasures Plan	Yes <input type="radio"/> No <input checked="" type="radio"/>
Risk Assessments	Yes <input type="radio"/> No <input checked="" type="radio"/>	Notices of Violations	Yes <input type="radio"/> No <input checked="" type="radio"/>
Chain-of-Title Records	Yes <input type="radio"/> No <input checked="" type="radio"/>	Institutional/Engineering Controls	Yes <input type="radio"/> No <input checked="" type="radio"/>

Signature: [Signature] Date: 11.02.19

September 12, 2019

Mark Fast, MAI  
Appraisal Section Manager  
ARIZONA STATE LAND DEPARTMENT  
1616 West Adams Street  
Phoenix Arizona 85007

Re: **An appraisal of 400 gross acres of undeveloped land located south of Interstate 40, between John Wesley Powell Boulevard and River Valley Road, Flagstaff, Arizona (ASLD Application No. 53-120834, Symmetry Development Company, Inc.)**

Dear Mr. Fast:

At your request and authorization, CBRE, Inc. has prepared an appraisal of the market value of the referenced property. Our analysis is presented in the following Appraisal Report.

The subject property involves 400 gross acres of undeveloped land located south of Interstate 40, between John Wesley Powell Boulevard and River Valley Road, in Flagstaff, Arizona. The appraised property is currently owned by the Arizona State Land Department (State Trust Land). The subject site is located adjacent to the northeast of the upscale master planned community of Pine Canyon. The owner and developer of Pine Canyon is proposing to develop the subject site into a residential subdivision over the next six to 10 years. The site is zoned for rural residential use by the city of Flagstaff, while the Flagstaff Growth Map designates the property for suburban residential (moderately dense single-family housing), and suburban activity centers (which would include commercial and/or high density residential development). The subject property is more fully described, legally and physically, within the enclosed report.

The purpose of this appraisal is to develop an opinion of the "as is" market value of the fee simple interest in the subject property. The appraised property was inspected on August 16, 2019, which represents the effective date of value. The intended use of this report is to assist the Arizona State Land Department in its disposition and-or leasing decisions. The appraisal will assist in the establishment of the minimum bid price for a State Trust land auction. The intended user is the **Arizona State Land Department**. Use by any other user is strictly prohibited. Notably, however, upon its acceptance by the State Land Commissioner, this appraisal may be used in connection with the marketing of the property and will be made available to the general public.

The "as is" market value is based on the following extraordinary assumptions: 1) there is no known archaeological significance found on the subject site; 2) there is no known geological significance found on the subject site; 3) there are no known environmental risks or hazardous conditions found on the subject site; and 4) there is legal access to the property.

An ALTA Survey pertaining to the subject site was not available for review. Based on preliminary information provided by the Arizona State Land Department, the subject site encompasses a

gross land area of 400 acres. Therefore, the "as is" market value is based upon a gross land of 400 acres.

Based on information provided by the applicant, all necessary utilities and services are available to the boundary of the property. Therefore, the "as is" market value is based upon the extraordinary assumption all necessary utilities and services are available to the boundary or near the boundary of the property.

The use of these extraordinary assumptions might have affected the assignment results.

Based on the analysis contained in this report, the "as is" market value of the fee simple interest in the subject property is summarized below.

<b>"AS IS" MARKET VALUE CONCLUSION</b>			
Valuation Scenario	Interest Appraised	Date of Value	Value Conclusion
"As Is" Market Value	Fee Simple Estate	August 16, 2019	<b>\$9,300,000</b>

Compiled by CBRE

The above value conclusion equates to \$23,250 per gross acre.

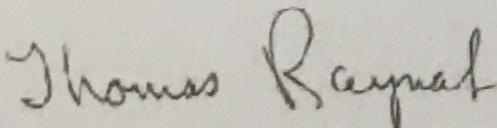
The following appraisal sets forth the most pertinent data gathered, the techniques employed, and the reasoning leading to the opinion of value. The analyses, opinions and conclusions were developed based on, and this report has been prepared in conformance with: the guidelines and recommendations set forth in the Uniform Standards of Professional Appraisal Practice (effective date of January 1, 2018); the requirements of the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute; and the appraisal policies and procedures of the Arizona State Land Department (revised March 2018).

The intended use and user of our report are specifically identified in our report as agreed upon in our contract for services and/or reliance language found in the report. No other use or user of the report is permitted by any other party for any other purpose. Dissemination of this report by any party to non-client, non-intended users does not extend reliance to any other party and CBRE will not be responsible for unauthorized use of the report, its conclusions or contents used partially or in its entirety.

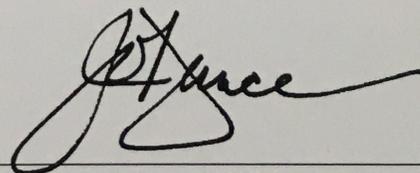
It has been a pleasure to assist you in this assignment. If you have any questions concerning the analysis, or if CBRE can be of further service, please contact us.

Respectfully submitted,

CBRE - VALUATION & ADVISORY SERVICES



Thomas Raynak, MAI  
Director  
Appraiser Certified General  
Real Estate Appraiser No. 30413



Jo Dance, MAI, CCIM  
Managing Director  
Appraiser Certified General  
Real Estate Appraiser No. 30249

PHASE I ENVIRONMENTAL SITE ASSESSMENT  
 USER QUESTIONNAIRE PER ASTM E1527-13  
 WT Job No.

Western Technologies Inc. requests your assistance to identify and assemble information described by the *User Responsibilities* criteria of the ASTM standard. The *User* is defined as a purchaser, potential tenant, owner, lender or property manager, or other party seeking to use the assessment report. For all "Yes" answers, please provide copies, references, or additional information on an attached sheet.

Your Name: Bruce Campbell Tel: 602-542-2578  
 User's Name: \_\_\_\_\_  
 Property Name: 400 Acre L-shaped parcel  
 Property Address: T21N, R7E, Sec. 26 City: Flagstaff State: AZ

Has a search made you aware of any environmental clean-up liens against the Property that are filed or recorded under federal, tribal, state, or local law? (40 CFR 312.26) Circle  
Yes  No

Are you aware of any Activity and Use Restrictions, recorded in land title records or in registries or publicly available lists, applicable to the Property, including Engineering Controls, Institutional Controls or Land Use Restrictions, that are applicable to or run with the Property? (40 CFR 312.26(b)(6,7)). Yes  No

Do you have any specialized knowledge or experience relating to the Property, surrounding areas, or adjoining properties, or with the types of activities and processes conducted at the Property, surrounding areas, or adjoining properties? (40 CFR 312.28)? Yes  No

Does the purchase price being paid for the Property reasonably reflect the fair market value of the Property? (40 CFR 312.29(a)) ~~Yes~~ No N/A

If not, have you considered whether the differential in price could be attributed to the presence or possible presence of contamination from hazardous substances or petroleum products? (40 CFR 312.29(b)) ~~Yes~~ No N/A

Are you aware of commonly known or reasonably ascertainable information about the Property or surrounding area (e.g. past uses, water quality problems, environmental compliance issues, or permit violations), that might be obtained from current or former owners or operators, local officials, or local members of the public, that might suggest a release or threatened release of hazardous substances or petroleum products on, at, or in the Property? (40 CFR 312.30) Yes  No

Do you know of any pending, threatened, or past litigation or administrative action relevant to hazardous substances or petroleum products on, in, or from the Property? (ASTM E1527-05, Sec. 10.9) Yes  No

Do you know of any notices or other correspondence from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products? (ASTM E1527-05, Sec. 10.9) Yes  No

In addition to one of the requirements to satisfy a potential Landowner Liability Protection claim under the Comprehensive Environmental Response, Compensation, and Liability Act, what is your reason for performing this study? (ASTM E1527-05, Sec. 6.7)

	Circle			Circle	
Lender's Requirements	Yes	No	Insurance Requirements	Yes	No
Planning/Zoning Requirements	Yes	No	Baseline Review	Yes	No
Other: _____	Yes	No	Business Operations Planning	Yes	No

Do you know of any of the following types of helpful documents about the Property and can you provide copies to WT before the site inspection? (ASTM E1527-05, Sec. 10.8)

	Circle			Circle	
Environmental site assessment reports	Yes	No	NPDES Permits	Yes	No
Environmental compliance audit reports	Yes	No	Wastewater Permits	Yes	No
Underground Injection Permits	Yes	No	Solid Waste Permits	Yes	No
Hazardous Waste Generator Notices	Yes	No	Air Emissions Permits	Yes	No
Community Right-To-Know Plan	Yes	No	UST Registrations	Yes	No
Environmental Management Plan	Yes	No	AST Registrations	Yes	No
Hydrogeologic Reports	Yes	No	Material Safety Data Sheets	Yes	No
Geotechnical Reports	Yes	No	Safety Plans	Yes	No
SARA Title III/Form R Reports	Yes	No	Spill Control Countermeasures Plan	Yes	No
Risk Assessments	Yes	No	Notices of Violations	Yes	No
Chain-of-Title Records	Yes	No	Institutional/Engineering Controls	Yes	No

Signature: Bruce Campbell Date: 11/26/2019

WESTERN TECHNOLOGIES INC.  
PHASE I ENVIRONMENTAL SITE ASSESSMENT  
PROPERTY OWNER KEY SITE MANAGER QUESTIONNAIRE  
WT Job No. \_\_\_\_\_

**PROPERTY INFORMATION**

Address: T21N, R7E, Section 26 City: Flagstaff State: AZ

Parcel Nos: \_\_\_\_\_

Major Cross Streets: \_\_\_\_\_

Current Occupants: \_\_\_\_\_

Current Activities: \_\_\_\_\_

**OWNER / OCCUPANT / KEY SITE MANAGER INFORMATION**

Name: Bruce Campbell Years Familiar w/Property: 19

Business Affiliation: Arizona State Land Department

Address: 1616 W. Adams Street City: Phoenix State: AZ

Tel: 602-542-2578 Fax: \_\_\_\_\_ E-Mail: bcampbell@azland.gov

Relationship to the Property (please check all that apply):

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> <u>Owner</u>                    | <input type="checkbox"/> <u>Occupant</u> | <input type="checkbox"/> <u>Key Site Manager</u> |
| <input type="checkbox"/> Individual Owner                | <input type="checkbox"/> Owner Occupant  | <input type="checkbox"/> Property Manager        |
| <input type="checkbox"/> Corporation                     | <input type="checkbox"/> Sole Occupant   | <input type="checkbox"/> Facilities Manager      |
| <input type="checkbox"/> Partnership                     | <input type="checkbox"/> Major Occupant  | <input type="checkbox"/> Maintenance Director    |
| <input checked="" type="checkbox"/> <u>Trust/Trustee</u> |  | <input type="checkbox"/> Plant Supervisor        |
| <input type="checkbox"/> Owner's Broker                  |  | <input type="checkbox"/> Leasing Agent           |

**UTILITY INFORMATION**

1. Please list the service providers for the following utilities:

Electric: \_\_\_\_\_ Gas: \_\_\_\_\_

Water: \_\_\_\_\_ Sewer: \_\_\_\_\_

Solid Waste: \_\_\_\_\_

2. What is the method of heating for buildings on the Property? N/A

3. What is the method of cooling for buildings on the Property? N/A

**WESTERN TECHNOLOGIES INC.**  
**PHASE I ENVIRONMENTAL SITE ASSESSMENT**  
**PROPERTY OWNER KEY SITE MANAGER QUESTIONNAIRE**  
WT Job No. \_\_\_\_\_

**STORAGE TANKS**

4. Y  N Unk Are there any aboveground storage tanks (ASTs) currently located on the Property? If yes explain. \_\_\_\_\_  
\_\_\_\_\_
5. Y  N Unk Are you aware of any past ASTs located on the Property? If yes explain. \_\_\_\_\_  
\_\_\_\_\_
6. Y  N Unk Are there any underground storage tanks (USTs) currently located on the Property? If yes explain. \_\_\_\_\_  
\_\_\_\_\_
7. Y  N Unk Are you aware of any past USTs located on the Property? If yes explain. \_\_\_\_\_  
\_\_\_\_\_

**HAZARDOUS SUBSTANCES, PETROLEUM PRODUCTS, AND CONTAINERS**

8. Y  N Unk Are there any containers of hazardous chemicals currently stored or used on the Property? If yes explain. \_\_\_\_\_  
\_\_\_\_\_
9. Y  N Unk Are you aware of past uses of hazardous chemicals on the Property? If yes explain. \_\_\_\_\_
9. Y  N Unk Have you observed or are you aware of stained soils on the Property? If yes explain. \_\_\_\_\_
10. Y  N Unk Do you know of any current or previous in-ground hydraulic lifts on the Property? If yes, has hydraulic oil ever been added to the lifts? Are service records available for the lifts? \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
11. Y  N Unk Have pesticides ever been mixed, stored, or applied on the Property? If yes, were applications made by hand, by truck, or by aerial spraying? If yes explain. \_\_\_\_\_

**WESTERN TECHNOLOGIES INC.  
PHASE I ENVIRONMENTAL SITE ASSESSMENT  
PROPERTY OWNER KEY SITE MANAGER QUESTIONNAIRE  
WT Job No. \_\_\_\_\_**

**SOLID WASTE**

12. Y N  Unk Are you aware of or do you have any prior knowledge of buried debris on the Property or that the Property has been used as a landfill or for other waste handling activities?  
If yes explain. \_\_\_\_\_
13. Y N  Unk Do you know if soil from an unknown source, construction debris, demolition debris, or landscaping debris was placed on the Property?  
If yes explain. \_\_\_\_\_
14. Y N  Unk Do you know if used tires were ever discarded on the Property?  
If yes explain. \_\_\_\_\_
15. Y N  Unk Are you aware of any former stock ponds, wastewater ponds, silage pits, or other excavations that have been filled on the Property?  
If yes explain. \_\_\_\_\_

**WASTEWATER AND LIQUID DISCHARGES**

16. Y  N Unk Are you aware of or do you have any prior knowledge of pits, ponds or lagoons for waste treatment or disposal on the Property?  
If yes explain. \_\_\_\_\_
17. Y  N Unk Are you aware of any current or past wastewater interceptors, sand filters, sumps, or clarifiers on the Property?  
If yes explain. \_\_\_\_\_
18. Y  N Unk Are there any current or past septic systems located on the Property?  
If yes explain. \_\_\_\_\_

**STORMWATER AND DRAINAGE PROVISIONS**

19. Y  N Unk Are there any dry wells located on the Property? Do you know if they are registered with the state agency? If so, can you provide copies of the registration records? \_\_\_\_\_  
\_\_\_\_\_
20. Y  N Unk Are there any existing or former water wells located on the Property? Were the wells used for irrigation, domestic supply, or monitoring? Are the wells registered with the appropriate water resources agency?  
If yes, explain. \_\_\_\_\_

**WESTERN TECHNOLOGIES INC.  
 PHASE I ENVIRONMENTAL SITE ASSESSMENT  
 PROPERTY OWNER KEY SITE MANAGER QUESTIONNAIRE  
 WT Job No. \_\_\_\_\_**

**CURRENT/PREVIOUS ENVIRONMENTAL INVESTIGATION OR REGULATORY ACTION**

21. Y  N Unk Are you aware of any previous environmental inspections, environmental investigations, environmental site assessments, environmental violations, pending law suits or administrative actions, or environmental liens relating to the Property, or to current or past owners, occupants, or facilities which were on the Property?  
 If yes, explain. \_\_\_\_\_  
 \_\_\_\_\_

**AVAILABILITY OF HELPFUL ENVIRONMENTAL DOCUMENTS**

22. Do you know of any of the following types of helpful documents about the Property and can you provide copies to WT before the site inspection?

<u>Yes</u>	<input checked="" type="radio"/> <u>No</u>	<u>Yes</u>	<input checked="" type="radio"/> <u>No</u>
Prior environmental assessment reports		NPDES Permits	
Environmental audit reports		Wastewater Permits	
Hazardous Waste Generator Notices		Air Emissions Permits	
Community Right-To-Know Plan		UST Registrations	
Environmental Management Plan		AST Registrations	
Hydrogeologic Reports		Material Safety Data Sheets	
Geotechnical Reports		Safety Plans	
SARA Title III/Form R Reports		Spill Prevention Control/ Countermeasures Plan	
Title Records		Waste Oil Disposal Records	
Hazardous Waste Manifests		Drywell Registration Records	
Water Well Records			

**PRIOR SITE USES AND OCCUPANTS**

23. Y  N Unk Can you identify any prior occupants on the Property? If yes, please list their business names, dates of occupancy, contact person, and contact information, if available: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

24. Y  N Unk If you own the Property, can you identify the immediate prior owner or other prior owners? If yes, please list names and contact information, if available: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

WESTERN TECHNOLOGIES INC.  
PHASE I ENVIRONMENTAL SITE ASSESSMENT  
PROPERTY OWNER KEY SITE MANAGER QUESTIONNAIRE  
WT Job No. \_\_\_\_\_

**ADDITIONAL COMMENTS**

25. Please feel free to make any additional comments: None  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**SIGNATURE**

Printed Name: Bruce Campbell  
Company/Title: Environmental Specialist, Arizona State Land Dept.  
Signature:   
Date Completed: 11/26/2019



Krystal Serfine &lt;k.serfine@wt-us.com&gt;

---

## Vacant State Trust Land Records

---

**Larysa Feyti** <Larysa.Feyti@flagstaffaz.gov>  
To: Krystal Serfine <k.serfine@wt-us.com>

Tue, Nov 12, 2019 at 5:32 PM

Hi Krystal,

I would check with the County on this one. If you come up with an address and it falls within City limits, I would be happy to check on it. Hope that helps.

Best,

Larysa Feyti

Records Coordinator

City of Flagstaff

928-213-2066

[Larysa.Feyti@flagstaffaz.gov](mailto:Larysa.Feyti@flagstaffaz.gov)



[Quoted text hidden]



Krystal Serfine &lt;k.serfine@wt-us.com&gt;

---

## Vacant Parcel of Land in Flagstaff- Records

---

**Lawry, Bradley** <blawry@coconino.az.gov>

Fri, Nov 15, 2019 at 3:36 PM

To: Krystal Serfine <k.serfine@wt-us.com>

Cc: "Davis, Rachel" <rdavis@coconino.az.gov>, "Schwartz, Zachary" <zschwartz@coconino.az.gov>

Hello Krystal,

Yes, this is state trust land. This would not have a parcel number. I do not believe we would have records on this piece of land. I've CC'ed a couple of our planners to verify if we would.

Thank you,

**Bradley Lawry**

**Permit Technician**

**Community Development**

**2500 N. Fort Valley Rd bldg. 1**

**Phone#: 928-679-8857**

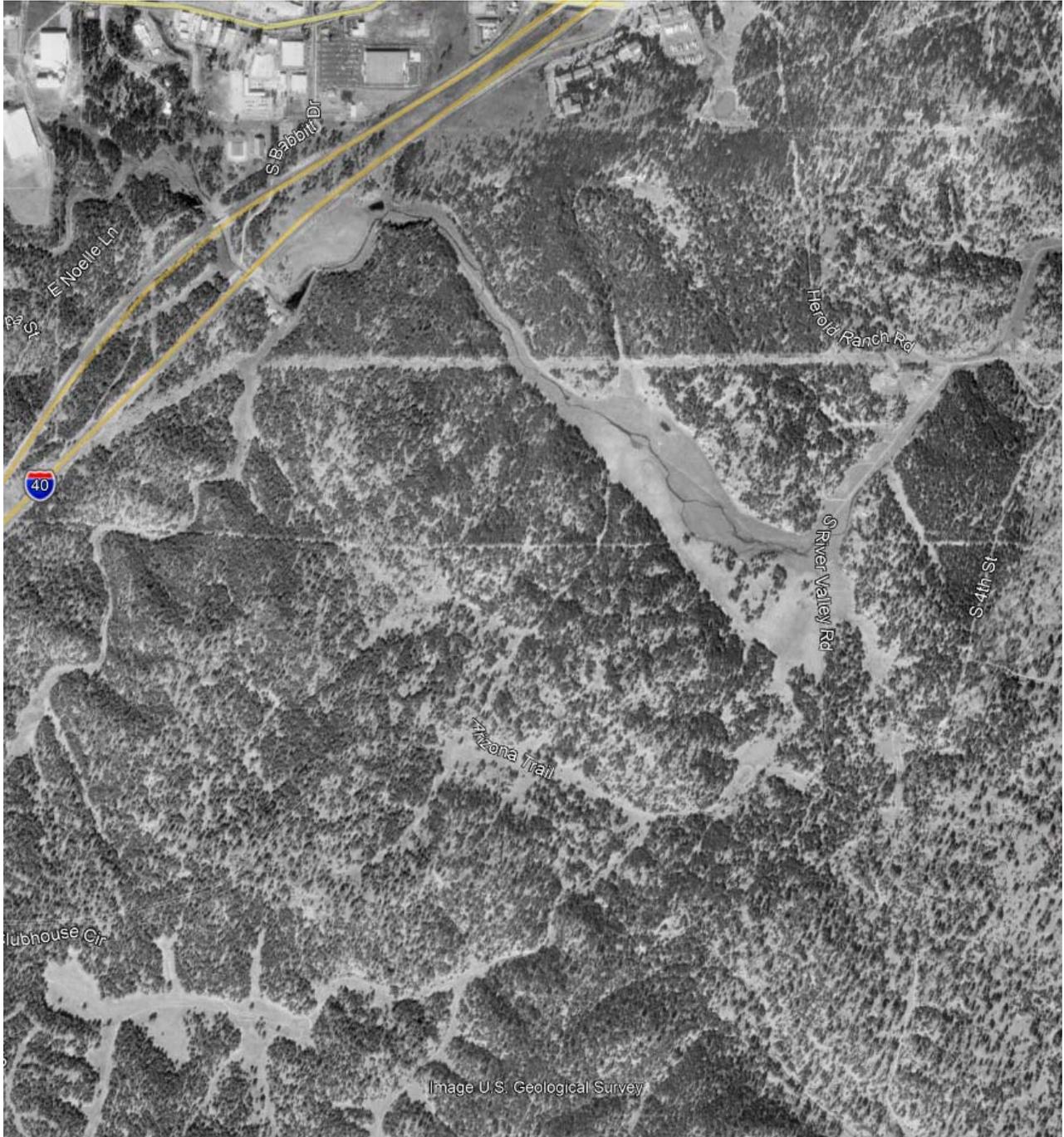
**E-mail: [blawry@coconino.az.gov](mailto:blawry@coconino.az.gov)**

[Quoted text hidden]

**APPENDIX D  
HISTORICAL RECORDS**



Google Earth Aerial 1997  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



Not to Scale

Coe and Van Loo Consultants, Inc.

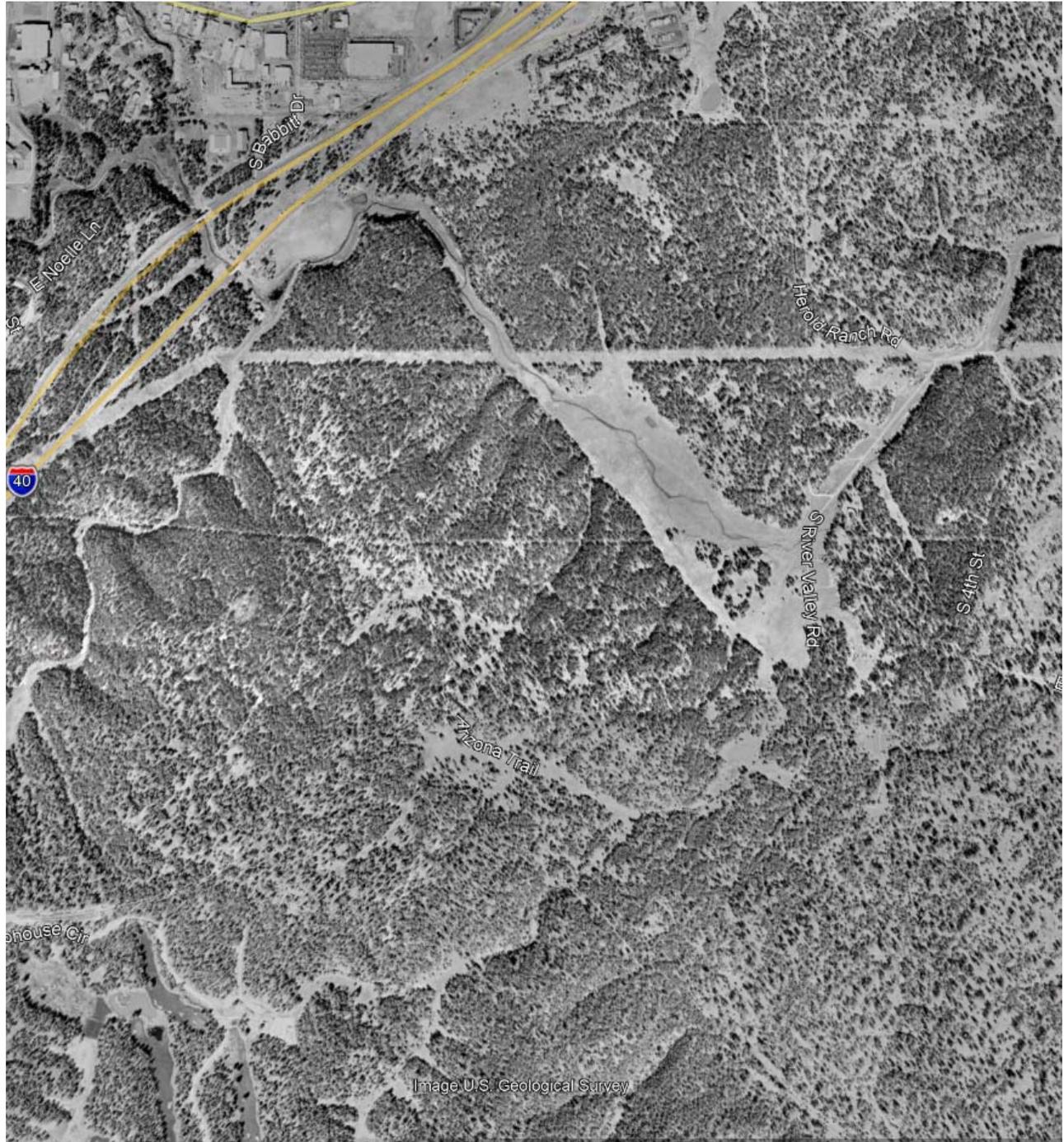
Phase I Environmental Site Assessment

**Western Technologies Inc.**

Job No. 2589JE231

Date: November 11, 2019

Google Earth Aerial 2003  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



Not to Scale

Coe and Van Loo Consultants, Inc.

Phase I Environmental Site Assessment

**Western Technologies Inc.**

Job No. 2589JE231

Date: November 11, 2019

Google Earth Aerial 2005  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona

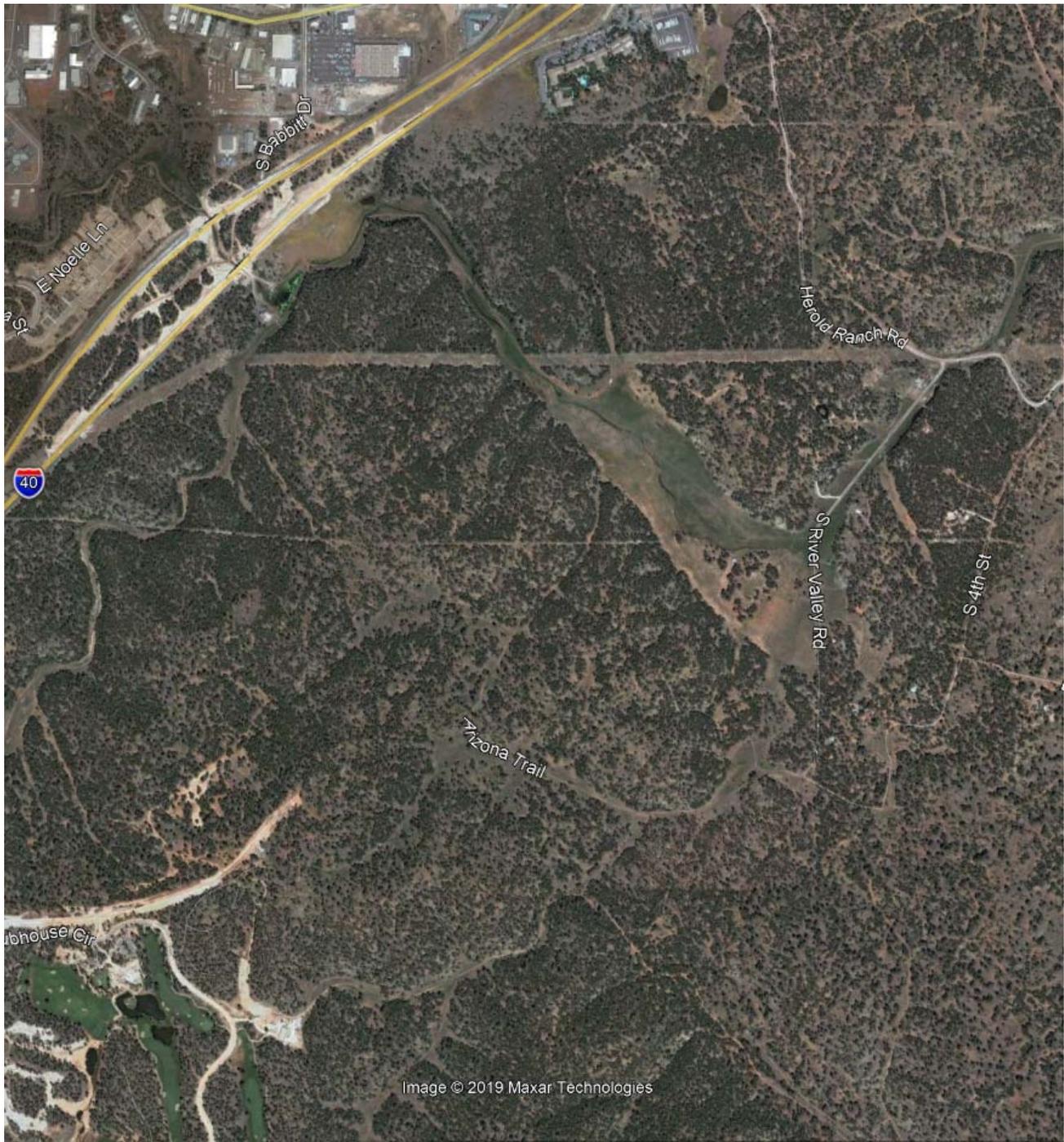


Image © 2019 Maxar Technologies



Not to Scale

Coe and Van Loo Consultants, Inc.

Phase I Environmental Site Assessment

**Western Technologies Inc.**

Job No. 2589JE231

Date: November 11, 2019

Google Earth Aerial 2010  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona

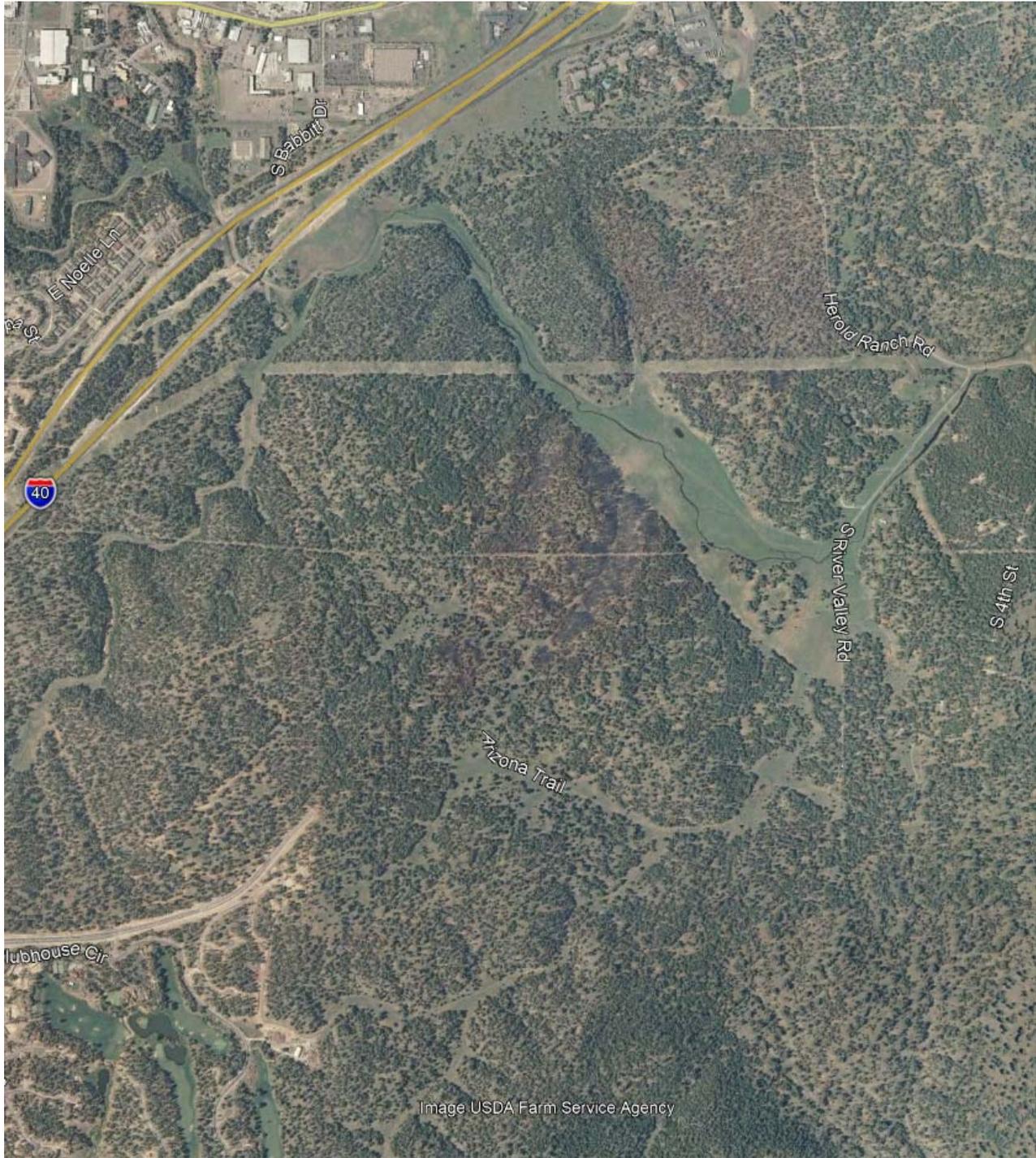


Image USDA Farm Service Agency



Not to Scale

Coe and Van Loo Consultants, Inc.

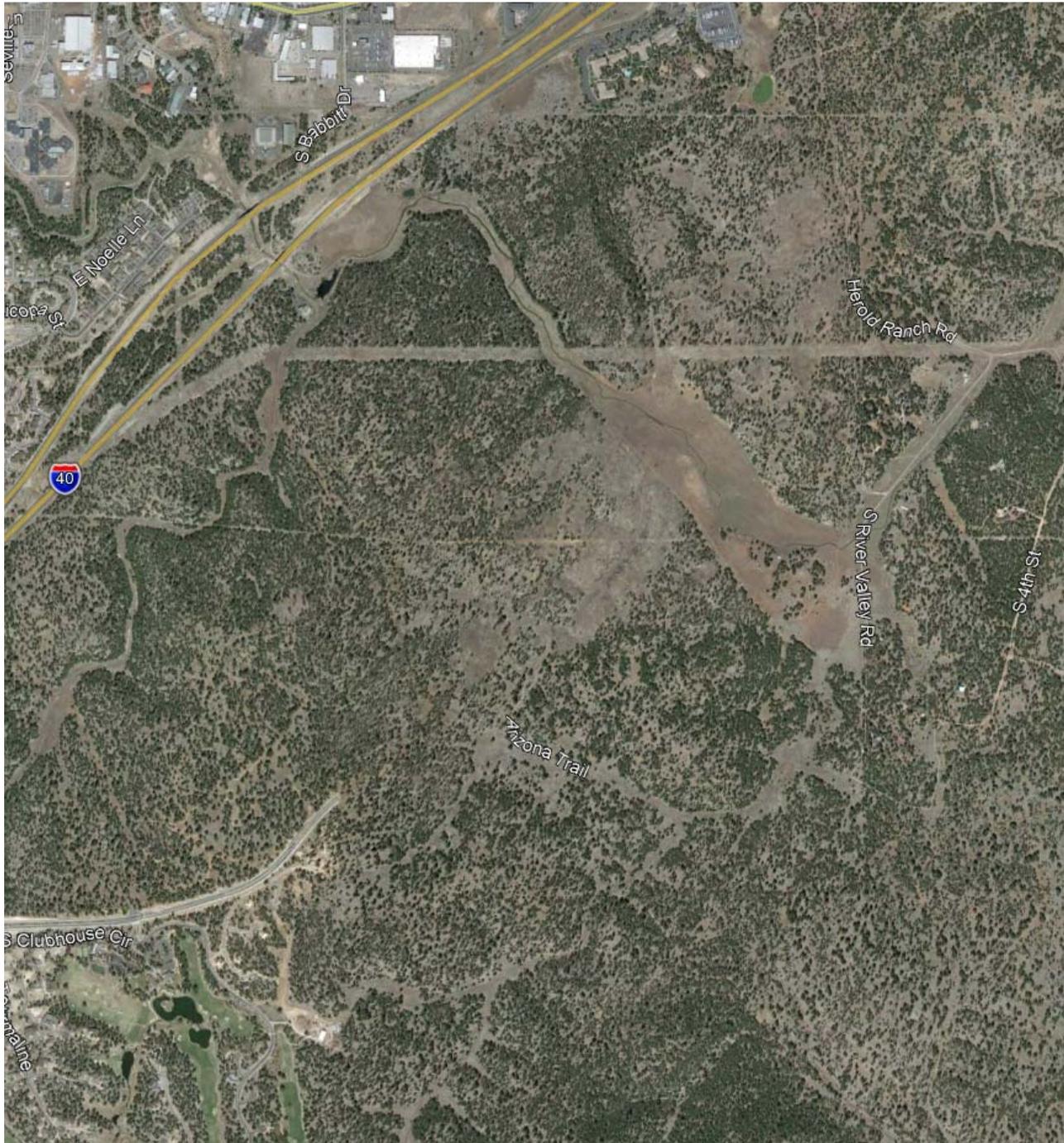
Phase I Environmental Site Assessment

**Western Technologies Inc.**

Job No. 2589JE231

Date: November 11, 2019

Google Earth Aerial 2013  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



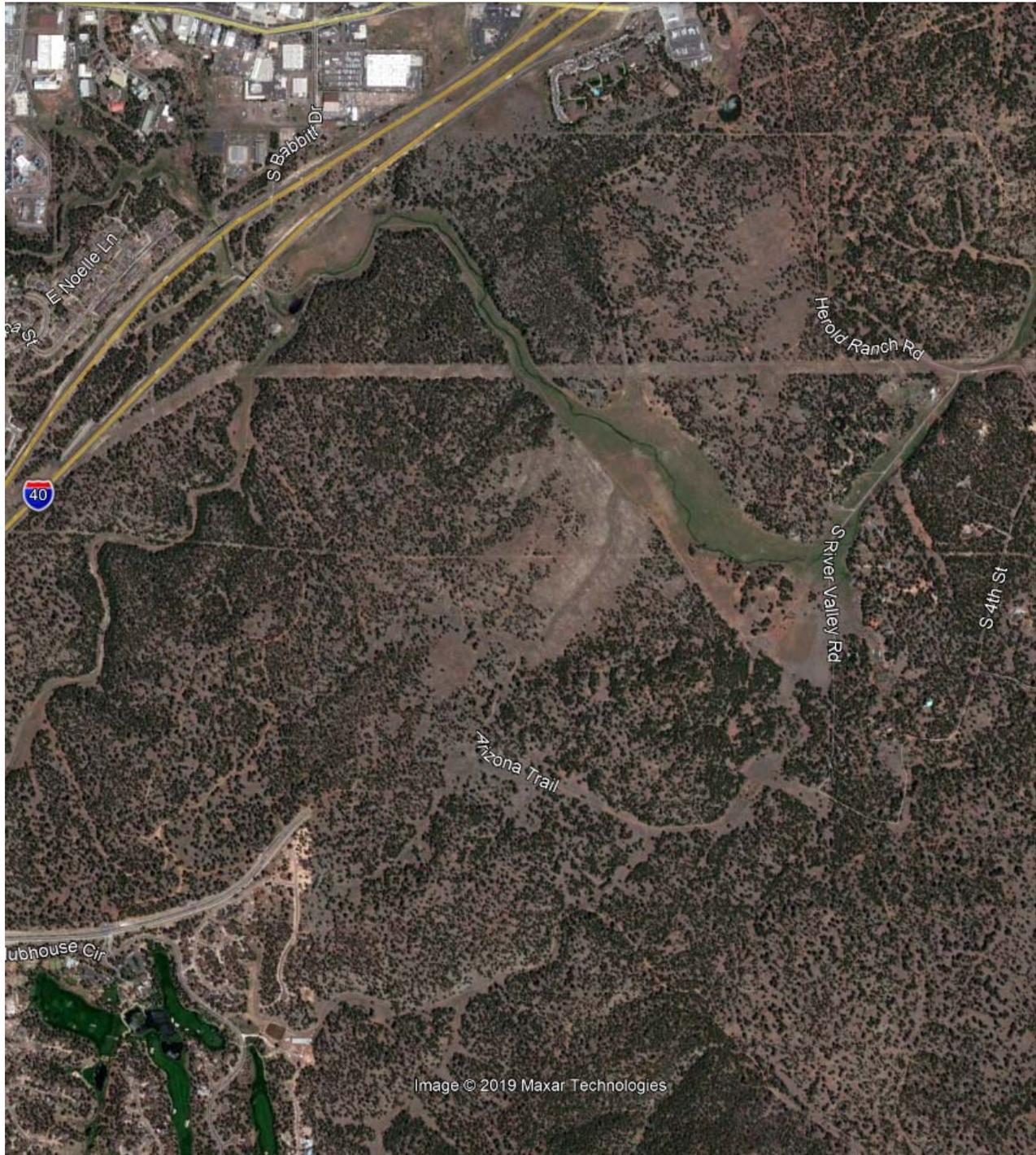
 Not to Scale	Coe and Van Loo Consultants, Inc.	
	Phase I Environmental Site Assessment	
	<b>Western Technologies Inc.</b>	
	Job No. 2589JE231	Date: November 11, 2019

Google Earth Aerial 2017  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



 Not to Scale	Coe and Van Loo Consultants, Inc.	
	Phase I Environmental Site Assessment	
	<b>Western Technologies Inc.</b>	
	Job No. 2589JE231	Date: November 11, 2019

Google Earth Aerial 2019  
L-Shaped State Land Trust- 400 Acres  
Flagstaff, Arizona



Not to Scale

Coe and Van Loo Consultants, Inc.

Phase I Environmental Site Assessment

**Western Technologies Inc.**

Job No. 2589JE231

Date: November 11, 2019

**APPENDIX E  
DATABASE REPORT**



# DATABASE REPORT

**Project Property:** *2589JE321  
E J. W. Powell Blvd  
Flagstaff AZ*

**Project No:**

**Report Type:** *Database Report*

**Order No:** *20191108042*

**Requested by:** *Western Technologies, Inc.*

**Date Completed:** *November 11, 2019*

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# Executive Summary

## Property Information:

**Project Property:** 2589JE321  
E J. W. Powell Blvd Flagstaff AZ

**Project No:**

**Coordinates:**

**Latitude:** 35.173032  
**Longitude:** -111.624407  
**UTM Northing:** 3,892,410.35  
**UTM Easting:** 443,141.66  
**UTM Zone:** UTM Zone 12S

**Elevation:** 6,860 FT

## Order Information:

**Order No:** 20191108042  
**Date Requested:** November 8, 2019  
**Requested by:** Western Technologies, Inc.  
**Report Type:** Database Report

## Historicals/Products:

**ERIS Xplorer** [ERIS Xplorer](#)  
**Excel Add-On** Excel Add-On

# Executive Summary: Report Summary

Database	Searched	Search Radius	Project Property	Within 0.12mi	.125mi to 0.25mi	0.25mi to 0.50mi	0.50mi to 1.00mi	Total
<b><u>Standard Environmental Records</u></b>								
<b>Federal</b>								
NPL	Y	1	0	0	0	0	0	0
PROPOSED NPL	Y	1	0	0	0	0	0	0
DELETED NPL	Y	.5	0	0	0	0	-	0
SEMS	Y	.5	0	0	0	0	-	0
ODI	Y	.5	0	0	0	0	-	0
SEMS ARCHIVE	Y	.5	0	0	0	0	-	0
CERCLIS	Y	.5	0	0	0	0	-	0
IODI	Y	.5	0	0	0	0	-	0
CERCLIS NFRAP	Y	.5	0	0	0	0	-	0
CERCLIS LIENS	Y	PO	0	-	-	-	-	0
RCRA CORRACTS	Y	1	0	0	0	0	0	0
RCRA TSD	Y	.5	0	0	0	0	-	0
RCRA LQG	Y	.25	0	0	0	-	-	0
RCRA SQG	Y	.25	0	0	0	-	-	0
RCRA CESQG	Y	.25	0	0	0	-	-	0
RCRA NON GEN	Y	.25	0	0	0	-	-	0
FED ENG	Y	.5	0	0	0	0	-	0
FED INST	Y	.5	0	0	0	0	-	0
ERNS 1982 TO 1986	Y	PO	0	-	-	-	-	0
ERNS 1987 TO 1989	Y	PO	0	-	-	-	-	0
ERNS	Y	PO	0	-	-	-	-	0
FED BROWNFIELDS	Y	.5	0	0	0	0	-	0
FEMA UST	Y	.25	0	0	0	-	-	0
REFN	Y	.25	0	0	0	-	-	0
BULK TERMINAL	Y	.25	0	0	0	-	-	0
SEMS LIEN	Y	PO	0	-	-	-	-	0
SUPERFUND ROD	Y	1	0	0	0	0	0	0

Database	Searched	Search Radius	Project Property	Within 0.12mi	.125mi to 0.25mi	0.25mi to 0.50mi	0.50mi to 1.00mi	Total
<b>State</b>								
DELISTED SUPERFUND	Y	1	0	0	0	0	0	0
SHWS	Y	1	0	0	0	0	0	0
SWF/LF	Y	.5	0	0	0	0	-	0
LUST	Y	.5	0	0	0	0	-	0
DELISTED LUST	Y	.5	0	0	0	0	-	0
AST	Y	.25	0	0	0	-	-	0
UST	Y	.25	0	0	0	-	-	0
DELISTED TANKS	Y	.25	0	0	0	-	-	0
AUL	Y	.5	0	0	0	0	-	0
AZURITE	Y	.5	0	0	0	0	-	0
VCP	Y	.5	0	0	0	0	-	0
BROWNFIELDS	Y	.5	0	0	0	0	-	0
WQARF	Y	1	0	0	0	0	0	0
AST2	Y	.25	0	0	0	-	-	0
<b>Tribal</b>								
INDIAN LUST	Y	.5	0	0	0	0	-	0
INDIAN UST	Y	.25	0	0	0	-	-	0
DELISTED ILST	Y	.5	0	0	0	0	-	0
DELISTED IUST	Y	.25	0	0	0	-	-	0
<b>County</b>	<b>No County standard environmental record sources available for this State.</b>							
<b><u>Additional Environmental Records</u></b>								
<b>Federal</b>								
PFAS NPL	Y	.5	0	0	0	0	-	0
FINDS/FRS	Y	PO	0	-	-	-	-	0
TRIS	Y	PO	0	-	-	-	-	0
PFAS TRI	Y	.5	0	0	0	0	-	0
HMIRS	Y	.125	0	0	-	-	-	0
NCDL	Y	.125	0	0	-	-	-	0
TSCA	Y	.125	0	0	-	-	-	0
HIST TSCA	Y	.125	0	0	-	-	-	0
FTTS ADMIN	Y	PO	0	-	-	-	-	0
FTTS INSP	Y	PO	0	-	-	-	-	0
PRP	Y	PO	0	-	-	-	-	0
SCRD DRYCLEANER	Y	.5	0	0	0	0	-	0
ICIS	Y	PO	0	-	-	-	-	0
FED DRYCLEANERS	Y	.25	0	0	0	-	-	0
DELISTED FED DRY	Y	.25	0	0	0	-	-	0

Database	Searched	Search Radius	Project Property	Within 0.12mi	.125mi to 0.25mi	0.25mi to 0.50mi	0.50mi to 1.00mi	Total
FUDS	Y	1	0	0	0	0	0	0
MLTS	Y	PO	0	-	-	-	-	0
HIST MLTS	Y	PO	0	-	-	-	-	0
MINES	Y	.25	0	0	0	-	-	0
ALT FUELS	Y	.25	0	0	0	-	-	0
SSTS	Y	.25	0	0	0	-	-	0
PCB	Y	.5	0	0	0	0	-	0

**State**

SPILLS	Y	.125	0	0	-	-	-	0
DRYCLEANERS	Y	.25	0	0	0	-	-	0
PFAS	Y	.5	0	0	0	0	-	0
AIR PERMITS	Y	.25	0	0	0	-	-	0
DRYWELLS	Y	.125	0	0	-	-	-	0
DRUG LAB REMEDIATION	Y	.125	0	0	-	-	-	0
CDL	Y	.125	0	0	-	-	-	0
TIER 2	Y	.125	0	0	-	-	-	0

**Tribal**

*No Tribal additional environmental record sources available for this State.*

**County**

*No County additional environmental record sources available for this State.*

---

**Total:** 0 0 0 0 0 0 0

\* PO – Property Only

\* 'Property and adjoining properties' database search radii are set at 0.25 miles.

## Executive Summary: Site Report Summary - Project Property

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Direction</i>	<i>Distance (mi/ft)</i>	<i>Elev Diff (ft)</i>	<i>Page Number</i>
----------------	-----------	--------------------------	----------------	------------------	-------------------------	-----------------------	--------------------

No records found in the selected databases for the project property.

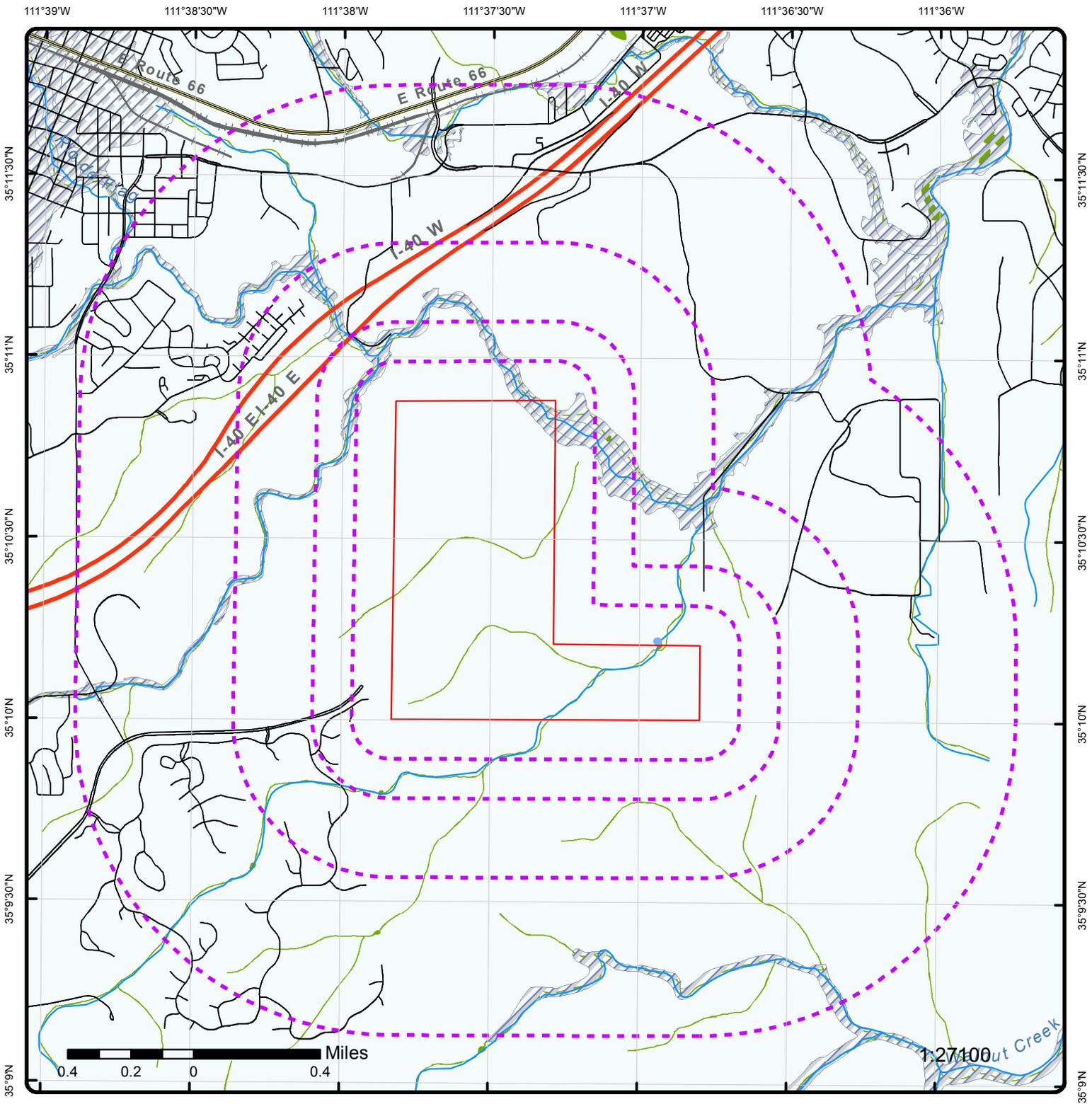
## Executive Summary: Site Report Summary - Surrounding Properties

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Direction</i>	<i>Distance (mi/ft)</i>	<i>Elev Diff (ft)</i>	<i>Page Number</i>
----------------	-----------	--------------------------	----------------	------------------	-------------------------	-----------------------	--------------------

No records found in the selected databases for the surrounding properties.

## Executive Summary: Summary by Data Source

No records found in the selected databases for the project property or surrounding properties.



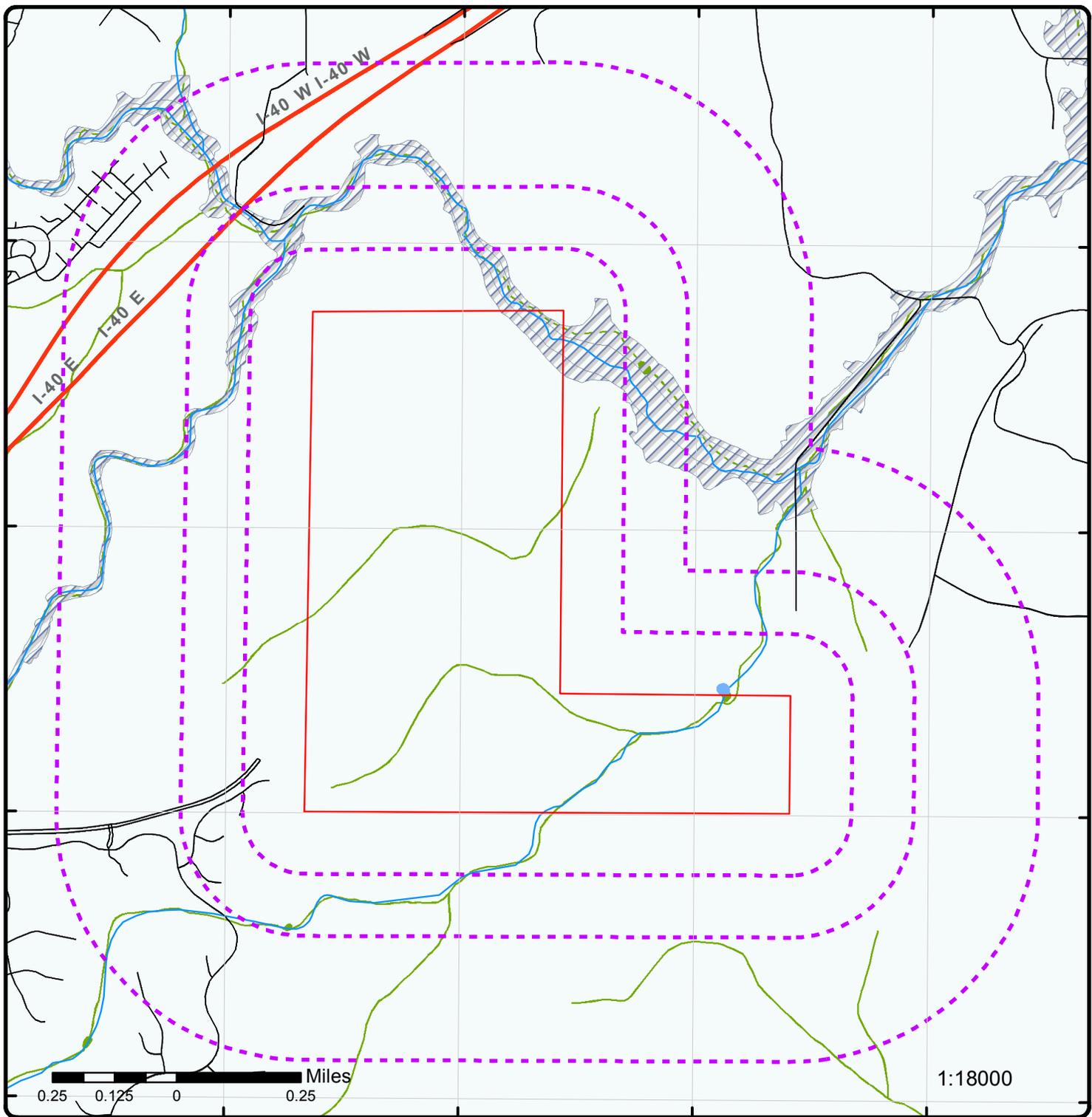
### Map : 1 Mile Radius

Order No: 20191108042

Address: E J. W. Powell Blvd, Flagstaff, AZ



Project Property	Rails	State Boundary	FWS Special Designation Areas
Buffer Outline	Major Highways	National Priority List Sites	State Brownfield Sites
Eris Sites with Higher Elevation	Major Highways Ramps	National Wetland	State Brownfield Areas
Eris Sites with Same Elevation	Major Roads	Indian Reserve Land	State Superfund Areas:Dept. of Defense
Eris Sites with Lower Elevation	Major Roads Ramps	Historic Fill	State Superfund Areas:NPL
Eris Sites with Unknown Elevation	Secondary Roads	100 Year Flood Zone	WQARF Areas
County Boundary	Secondary Roads Ramps	500 Year Flood Zone	Federal Lands: Dept. of Defense (owned/administered areas)
	Local Roads and Ramps		



1:18000

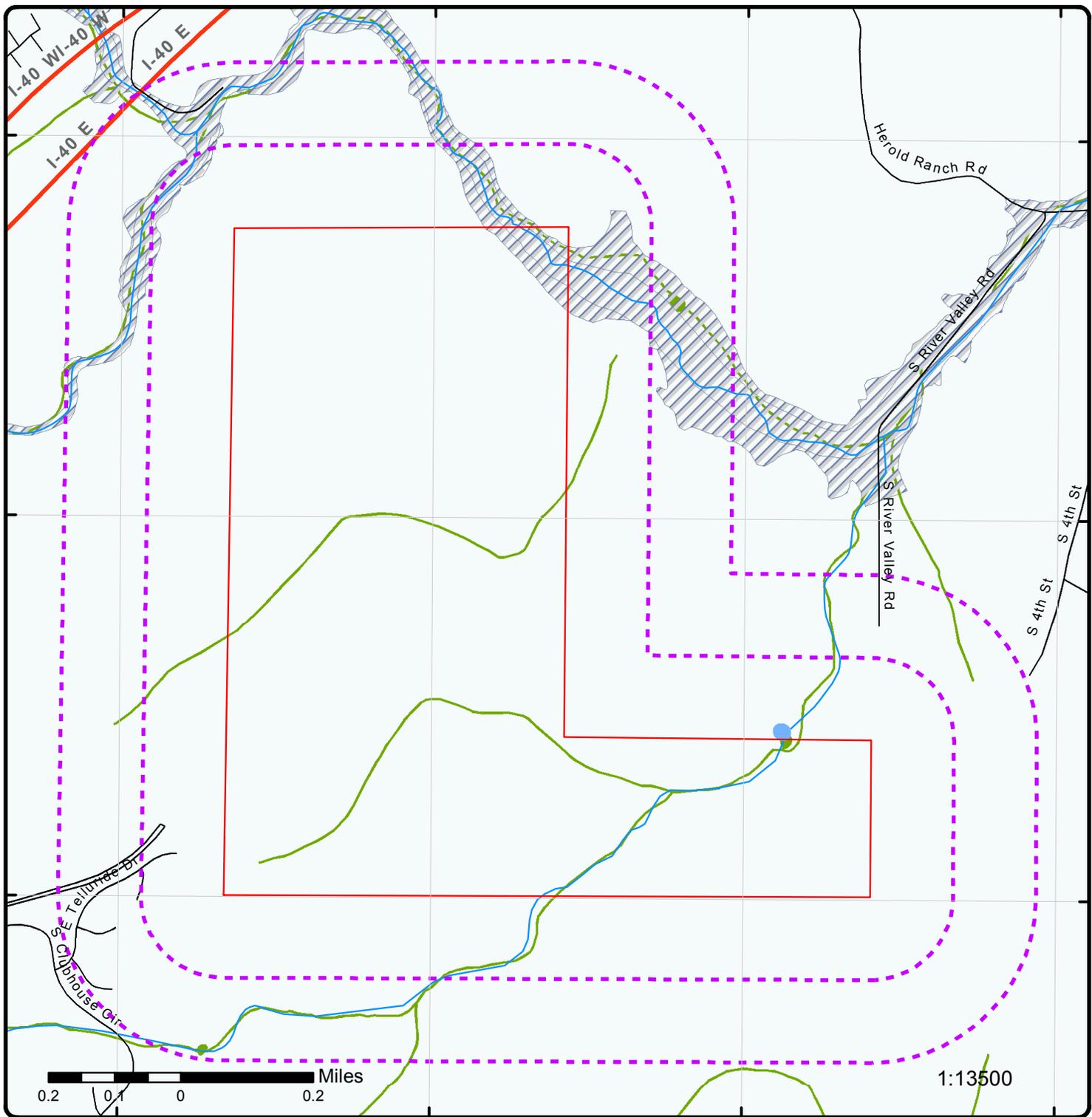
### Map : 0.5 Mile Radius

Order No: 20191108042

Address: E J. W. Powell Blvd, Flagstaff, AZ



Project Property	Rails	State Boundary	FWS Special Designation Areas
Buffer Outline	Major Highways	National Priority List Sites	State Brownfield Sites
Eris Sites with Higher Elevation	Major Highways Ramps	National Wetland	State Brownfield Areas
Eris Sites with Same Elevation	Major Roads	Indian Reserve Land	State Superfund Areas:Dept. of Defense
Eris Sites with Lower Elevation	Major Roads Ramps	Historic Fill	State Superfund Areas:NPL
Eris Sites with Unknown Elevation	Secondary Roads	100 Year Flood Zone	WQARF Areas
County Boundary	Secondary Roads Ramps	500 Year Flood Zone	Federal Lands: Dept. of Defense (owned/administered areas)
	Local Roads and Ramps		



### Map : 0.25 Mile Radius

Order No: 20191108042  
Address: E J. W. Powell Blvd, Flagstaff, AZ



Project Property	Rails	State Boundary	FWS Special Designation Areas
Buffer Outline	Major Highways	National Priority List Sites	State Brownfield Sites
Eris Sites with Higher Elevation	Major Highways Ramps	National Wetland	State Brownfield Areas
Eris Sites with Same Elevation	Major Roads	Indian Reserve Land	State Superfund Areas:Dept. of Defense
Eris Sites with Lower Elevation	Major Roads Ramps	Historic Fill	State Superfund Areas:NPL
Eris Sites with Unknown Elevation	Secondary Roads	100 Year Flood Zone	WQARF Areas
County Boundary	Secondary Roads Ramps	500 Year Flood Zone	Federal Lands: Dept. of Defense (owned/administered areas)
	Local Roads and Ramps		

111°37'30"W

111°37'W

35°11'N

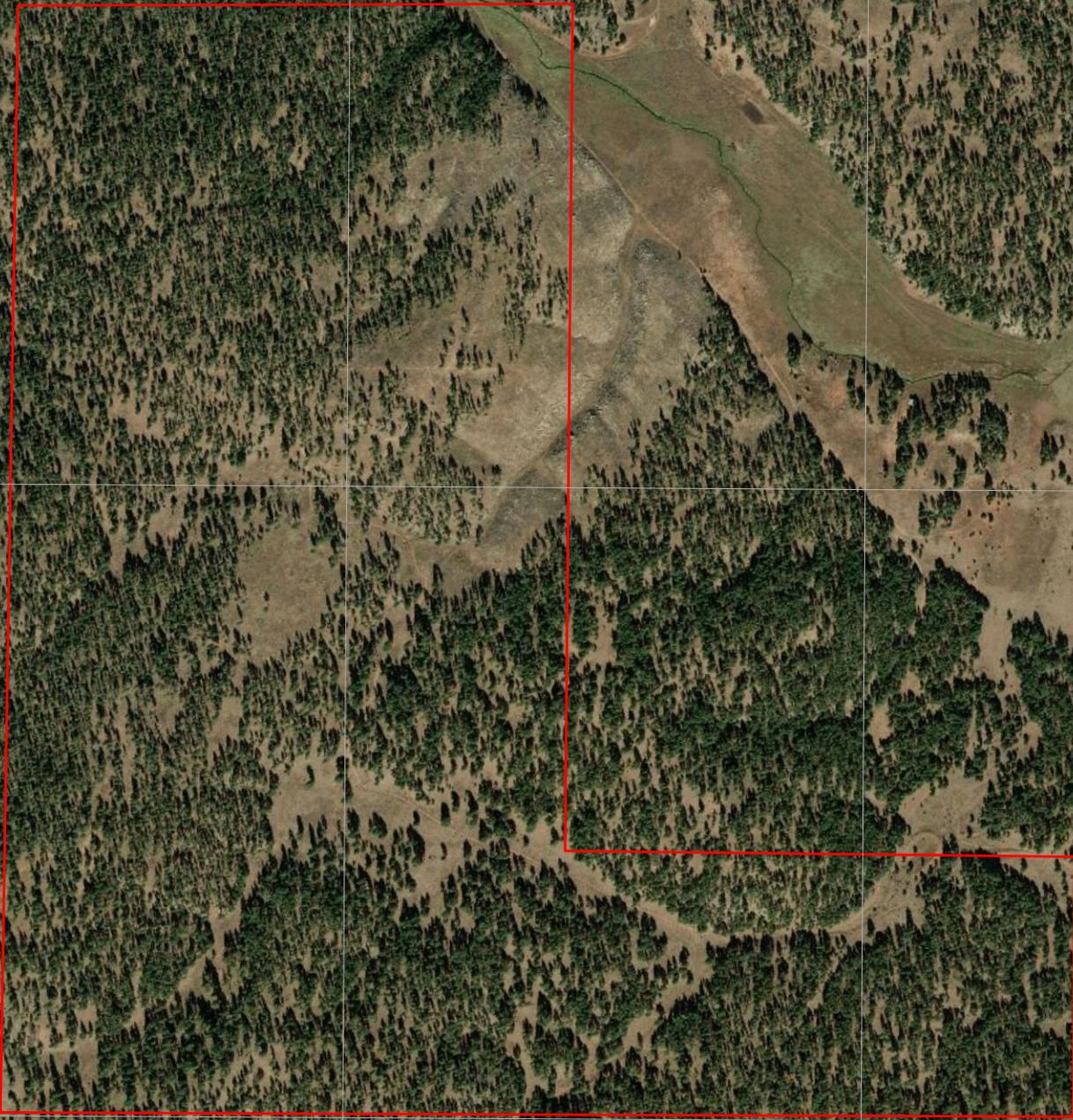
35°11'N

35°10'30"N

35°10'30"N

35°10'N

35°10'N



1:9700  
 Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

# Aerial (2018)

Address: E J. W. Powell Blvd, Flagstaff, AZ

Source: ESRI World Imagery

Order No: 20191108042

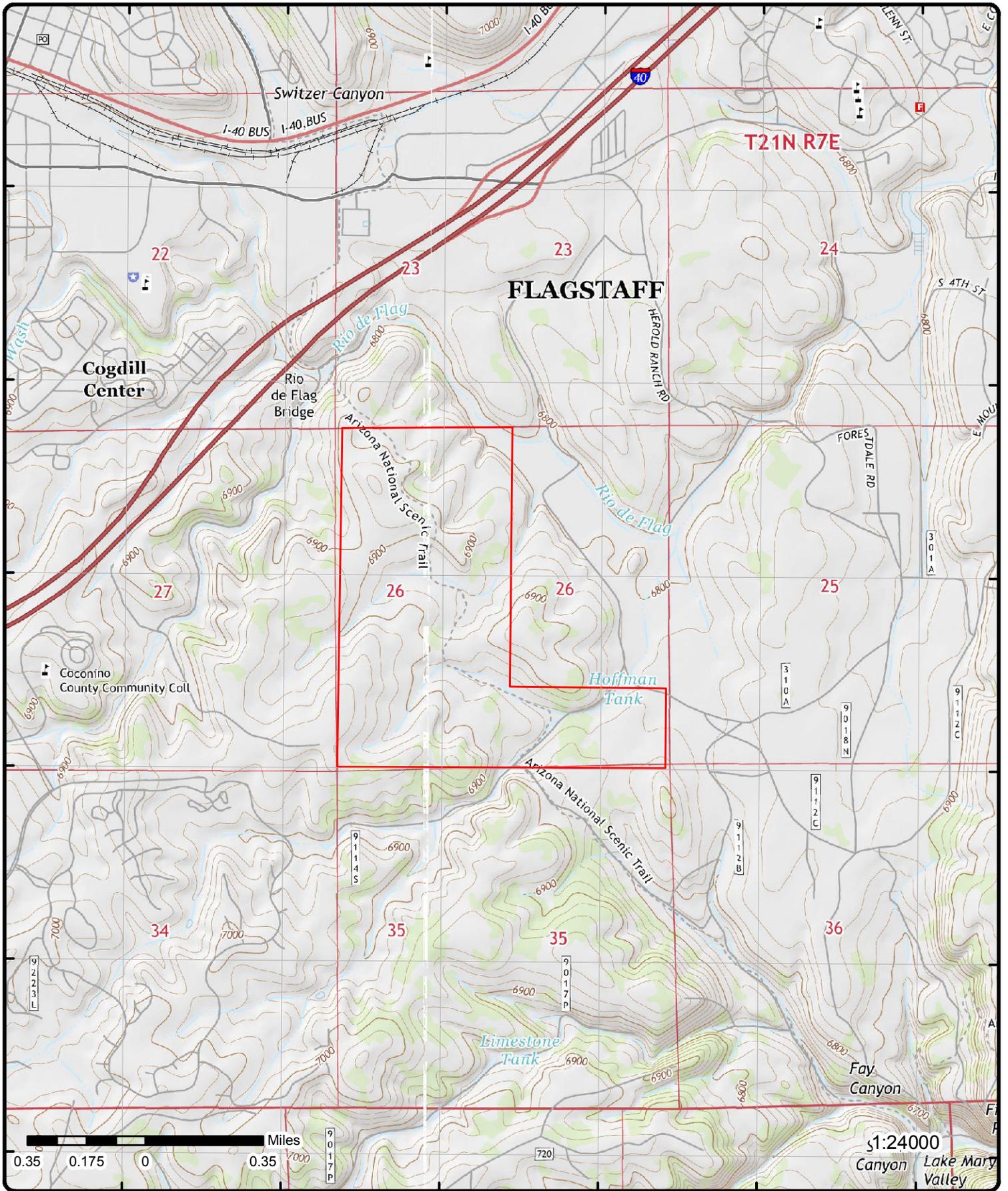


© ERIS Information Inc.

111°38'30"W 111°38'W 111°37'30"W 111°37'W 111°36'30"W 111°36'W

35°11'30"N  
35°11'N  
35°10'30"N  
35°10'N  
35°9'30"N  
35°9'N

35°11'30"N  
35°11'N  
35°10'30"N  
35°10'N  
35°9'30"N  
35°9'N



# Topographic Map (2014)

Address: E J. W. Powell Blvd, Flagstaff, AZ

Quadrangle(s): Flagstaff West,AZ; Flagstaff East,AZ;

Source: USGS Topographic Map

Order No: 20191108042



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# Detail Report

<i>Map Key</i>	<i>Number of Records</i>	<i>Direction</i>	<i>Distance (mi/ft)</i>	<i>Elev/Diff (ft)</i>	<i>Site</i>	<i>DB</i>
----------------	--------------------------	------------------	-------------------------	-----------------------	-------------	-----------

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No records found in the selected databases for the project property or surrounding properties.

# Unplottable Summary

Total: 3 Unplottable sites

DB	Company Name/Site Name	Address	City	Zip	ERIS ID
CERCLIS	NAVAJO DEPOT ACTIVITY	I-40 <i>Site EPA ID: AZ7213820635</i>	FLAGSTAFF AZ	86001	805431229
CERCLIS NFRAP	NAVAJO DEPOT ACTIVITY	I-40 <i>Site EPA ID: AZ7213820635</i>	FLAGSTAFF AZ	86001	805491610
SEMS ARCHIVE	NAVAJO DEPOT ACTIVITY	I-40 <i>EPA ID: AZ7213820635</i>	FLAGSTAFF AZ	86001	828881735

# Unplottable Report

**Site:** NAVAJO DEPOT ACTIVITY  
I-40 FLAGSTAFF AZ 86001

CERCLIS

<b>Site ID:</b>	0900889	<b>RNPL Status Code:</b>	N
<b>Site EPA ID:</b>	AZ7213820635	<b>NPL Status:</b>	Not on the NPL
<b>Site Street Address 2:</b>		<b>RFED Facility Code:</b>	Y
<b>Site County Name:</b>	COCONINO	<b>RFED Facility Desc:</b>	Federal Facility
<b>Site FIPS Code:</b>	04005	<b>USGS Hydro Unit No.:</b>	15020015
<b>Region Code:</b>	09	<b>Site Cong. Dist. Code:</b>	03
<b>Site SMSA No.:</b>		<b>ROT Desc:</b>	Federally Owned
<b>Site Prim. Latitude:</b>	35D11M36S	<b>FR NPL Update No.:</b>	
<b>Site Prim. Longitude:</b>	111D39M06S	<b>RFRA Code:</b>	
<b>Lat Long Source:</b>			
<b>RNON NPL Status Desc:</b>	NFRAP-Site does not qualify for the NPL based on existing information		

## CERCLIS Assess History

<b>OU ID:</b>	00	<b>RALT Short Name:</b>	EPA In-House
<b>Act Code ID:</b>	001	<b>Act Start Date:</b>	
<b>RAT Code:</b>	VS	<b>Act Complete Date:</b>	9/20/1993 00:00:00
<b>RAT Short Name:</b>	ARCH SITE	<b>AGT Order No.:</b>	1500
<b>RAT Name:</b>	ARCHIVE SITE	<b>SH OU:</b>	
<b>RAT Hist. Only Flag:</b>		<b>SH Code:</b>	
<b>RAT NSI Indicator:</b>	B	<b>SH Seq:</b>	
<b>RAT Level:</b>	1	<b>SH Start Date:</b>	
<b>RAT DEF OU:</b>	00	<b>SH Complete Date:</b>	
<b>RFBS Code:</b>		<b>SH Lead:</b>	
<b>SPA Code:</b>	13		
<b>RAT Def:</b>	The decision is made that no further activity is planned at the site.		
<b>Site Desc:</b>			
<b>Site Alias:</b>			

## CERCLIS Assess History

<b>OU ID:</b>	00	<b>RALT Short Name:</b>	Fed Fac
<b>Act Code ID:</b>	002	<b>Act Start Date:</b>	
<b>RAT Code:</b>	SI	<b>Act Complete Date:</b>	9/20/1993 00:00:00
<b>RAT Short Name:</b>	SI	<b>AGT Order No.:</b>	160
<b>RAT Name:</b>	SITE INSPECTION	<b>SH OU:</b>	
<b>RAT Hist. Only Flag:</b>		<b>SH Code:</b>	
<b>RAT NSI Indicator:</b>	B	<b>SH Seq:</b>	
<b>RAT Level:</b>	1	<b>SH Start Date:</b>	
<b>RAT DEF OU:</b>	00	<b>SH Complete Date:</b>	
<b>RFBS Code:</b>	P	<b>SH Lead:</b>	
<b>SPA Code:</b>	13		
<b>RAT Def:</b>	The process of collecting site data and samples to characterize the severity of the hazard for the hazard ranking score and/or enforcement support.		
<b>Site Desc:</b>			
<b>Site Alias:</b>			

## CERCLIS Assess History

<b>OU ID:</b>	00	<b>RALT Short Name:</b>	Fed Fac
<b>Act Code ID:</b>	001	<b>Act Start Date:</b>	
<b>RAT Code:</b>	DS	<b>Act Complete Date:</b>	8/1/1980 00:00:00
<b>RAT Short Name:</b>	DISCVRY	<b>AGT Order No.:</b>	10
<b>RAT Name:</b>	DISCOVERY	<b>SH OU:</b>	
<b>RAT Hist. Only Flag:</b>		<b>SH Code:</b>	
<b>RAT NSI Indicator:</b>	B	<b>SH Seq:</b>	

**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:**  
**SPA Code:** 13  
**RAT Def:**

**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**

The process by which a potential hazardous waste site is brought to the attention of the EPA. The process can occur through the use of several mechanisms such as a phone call or referral by another government agency.

**Site Desc:**  
**Site Alias:**

**CERCLIS Assess History**

**OU ID:** 00  
**Act Code ID:**  
**RAT Code:**  
**RAT Short Name:**  
**RAT Name:**  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:**  
**RAT Level:**  
**RAT DEF OU:**  
**RFBS Code:**  
**SPA Code:**  
**RAT Def:**  
**Site Desc:**

**RALT Short Name:**  
**Act Start Date:**  
**Act Complete Date:**  
**AGT Order No.:** 0  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**

No description available

**Site Alias:** NATIONAL GUARD CAMP NAVAJO,1002 HALE DR I 40 EXIT 185,FLAGSTAFF,AZ,93943 ;NAVAJO ARMY DEPOT,,,AZ,;

**CERCLIS Assess History**

**OU ID:** 00  
**Act Code ID:** 001  
**RAT Code:** SI  
**RAT Short Name:** SI  
**RAT Name:** SITE INSPECTION  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RAT Def:**

**RALT Short Name:** Fed Fac  
**Act Start Date:**  
**Act Complete Date:** 4/1/1982 00:00:00  
**AGT Order No.:** 160  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**

The process of collecting site data and samples to characterize the severity of the hazard for the hazard ranking score and/or enforcement support.

**Site Desc:**  
**Site Alias:**

**CERCLIS Assess History**

**OU ID:** 00  
**Act Code ID:** 001  
**RAT Code:** HR  
**RAT Short Name:** HAZRANK  
**RAT Name:** HAZARD RANKING SYSTEM PACKAGE  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RAT Def:**

**RALT Short Name:** Fed Fac  
**Act Start Date:**  
**Act Complete Date:** 5/1/1988 00:00:00  
**AGT Order No.:** 190  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**

A numeric estimate of the relative severity of a hazardous substance release or potential release based on: (1) the relative potential of substances to cause hazardous situations; (2) the likelihood and rate at which the substances may affect human and environmental receptors; and (3) the severity and magnitude of potential effects. The score is computed using the hazard ranking system (HRS).

**Site Desc:**  
**Site Alias:**

**CERCLIS Assess History**

**OU ID:** 00  
**Act Code ID:** 001  
**RAT Code:** PA  
**RAT Short Name:** PA  
**RAT Name:** PRELIMINARY ASSESSMENT  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RAT Def:**

**RALT Short Name:** Fed Fac  
**Act Start Date:**  
**Act Complete Date:** 1/1/1983 00:00:00  
**AGT Order No.:** 130  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**

Collection of diverse existing information about the source and nature of the site hazard. It is EPA policy to complete the preliminary assessment within one year of site discovery.

**Site Desc:**  
**Site Alias:**

**Site:** **NAVAJO DEPOT ACTIVITY**  
**I-40 FLAGSTAFF AZ 86001**

CERCLIS NFRAP

**Site ID:** 900889  
**Site EPA ID:** AZ7213820635  
**Site Parent ID:**  
**Site County Name:** COCONINO  
**Parent Site Name:**

**Site FIPS Code:** 4005  
**Region Code:** 9  
**Site Cong. Dist. Code:** 3  
**Federal Facility:**

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 1  
**RAT Code:** HR  
**RAT Short Name:** HAZRANK  
**RAT Name:** HAZARD RANKING SYSTEM PACKAGE  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RALT Short Name:** Fed Fac  
**RAT Def:**

**Act Start Date:**  
**Act Complete Date:** 5/1/1988  
**AGT Order No.:** 190  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:**  
**RNPL Status Code:** N

A numeric estimate of the relative severity of a hazardous substance release or potential release based on: (1) the relative potential of substances to cause hazardous situations; (2) the likelihood and rate at which the substances may affect human and environmental receptors; and (3) the severity and magnitude of potential effects. The score is computed using the hazard ranking system (HRS).

**RNON NPL Status Desc:**

NFRAP-Site does not qualify for the NPL based on existing information

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 1  
**RAT Code:** SI  
**RAT Short Name:** SI  
**RAT Name:** SITE INSPECTION  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RALT Short Name:** Fed Fac  
**RAT Def:**

**Act Start Date:**  
**Act Complete Date:** 4/1/1982  
**AGT Order No.:** 160  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:** NFRAP  
**RNPL Status Code:** N

The process of collecting site data and samples to characterize the severity of the hazard for the hazard ranking score and/or enforcement support.

**RNON NPL Status Desc:**

NFRAP-Site does not qualify for the NPL based on existing information

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 1  
**RAT Code:** VS

**Act Start Date:**  
**Act Complete Date:** 9/20/1993  
**AGT Order No.:** 1500

**RAT Short Name:** ARCH SITE  
**RAT Name:** ARCHIVE SITE  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:**  
**SPA Code:** 13  
**RALT Short Name:** EPA In-House  
**RAT Def:** The decision is made that no further activity is planned at the site.  
**RNON NPL Status Desc:** NFRAP-Site does not qualify for the NPL based on existing information

**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:**  
**RNPL Status Code:** N

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 1  
**RAT Code:** DS  
**RAT Short Name:** DISCVRY  
**RAT Name:** DISCOVERY  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:**  
**SPA Code:** 13  
**RALT Short Name:** Fed Fac  
**RAT Def:** The process by which a potential hazardous waste site is brought to the attention of the EPA. The process can occur through the use of several mechanisms such as a phone call or referral by another government agency.  
**RNON NPL Status Desc:** NFRAP-Site does not qualify for the NPL based on existing information

**Act Start Date:**  
**Act Complete Date:** 8/1/1980  
**AGT Order No.:** 10  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:**  
**RNPL Status Code:** N

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 2  
**RAT Code:** SI  
**RAT Short Name:** SI  
**RAT Name:** SITE INSPECTION  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RALT Short Name:** Fed Fac  
**RAT Def:** The process of collecting site data and samples to characterize the severity of the hazard for the hazard ranking score and/or enforcement support.  
**RNON NPL Status Desc:** NFRAP-Site does not qualify for the NPL based on existing information

**Act Start Date:**  
**Act Complete Date:** 9/20/1993  
**AGT Order No.:** 160  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:** NFRAP  
**RNPL Status Code:** N

**CERCLIS-NFRAP Assess History**

**OU ID:** 0  
**Act Code ID:** 1  
**RAT Code:** PA  
**RAT Short Name:** PA  
**RAT Name:** PRELIMINARY ASSESSMENT  
**RAT Hist. Only Flag:**  
**RAT NSI Indicator:** B  
**RAT Level:** 1  
**RAT DEF OU:** 00  
**RFBS Code:** P  
**SPA Code:** 13  
**RALT Short Name:** Fed Fac  
**RAT Def:** Collection of diverse existing information about the source and nature of the site hazard. It is EPA policy to complete the preliminary assessment within one year of site discovery.  
**RNON NPL Status Desc:** NFRAP-Site does not qualify for the NPL based on existing information

**Act Start Date:**  
**Act Complete Date:** 1/1/1983  
**AGT Order No.:** 130  
**SH OU:**  
**SH Code:**  
**SH Seq:**  
**SH Start Date:**  
**SH Complete Date:**  
**SH Lead:**  
**SH Qual:**  
**RAQ Act. Qual Short:** Low priority  
**RNPL Status Code:** N

**Site:** NAVAJO DEPOT ACTIVITY  
 I-40 FLAGSTAFF AZ 86001

[SEMS ARCHIVE](#)

<b>Site ID:</b>	0900889	<b>FIPS Code:</b>	04005
<b>EPA ID:</b>	AZ7213820635	<b>Cong District:</b>	03
<b>NPL:</b>	Not on the NPL	<b>Region:</b>	09
<b>Federal Facility:</b>	Yes	<b>County:</b>	COCONINO
<b>Non NPL Status:</b>	NFRAP-Site does not qualify for the NPL based on existing information		

**Action Information**

<b>Operable Units:</b>	00	<b>Start Actual:</b>	
<b>Action Code:</b>	SI	<b>Finish Actual:</b>	09/20/1993
<b>Action Name:</b>	SI	<b>Qual:</b>	N
<b>SEQ:</b>	2	<b>Curr Action Lead:</b>	Fed Fac
<b>Operable Units:</b>	00	<b>Start Actual:</b>	
<b>Action Code:</b>	HR	<b>Finish Actual:</b>	05/01/1988
<b>Action Name:</b>	HAZRANK	<b>Qual:</b>	
<b>SEQ:</b>	1	<b>Curr Action Lead:</b>	Fed Fac
<b>Operable Units:</b>	00	<b>Start Actual:</b>	
<b>Action Code:</b>	PA	<b>Finish Actual:</b>	01/01/1983
<b>Action Name:</b>	PA	<b>Qual:</b>	L
<b>SEQ:</b>	1	<b>Curr Action Lead:</b>	Fed Fac
<b>Operable Units:</b>	00	<b>Start Actual:</b>	08/01/1980
<b>Action Code:</b>	DS	<b>Finish Actual:</b>	08/01/1980
<b>Action Name:</b>	DISCVRY	<b>Qual:</b>	
<b>SEQ:</b>	1	<b>Curr Action Lead:</b>	Fed Fac
<b>Operable Units:</b>	00	<b>Start Actual:</b>	
<b>Action Code:</b>	SI	<b>Finish Actual:</b>	04/01/1982
<b>Action Name:</b>	SI	<b>Qual:</b>	N
<b>SEQ:</b>	1	<b>Curr Action Lead:</b>	Fed Fac
<b>Operable Units:</b>	00	<b>Start Actual:</b>	
<b>Action Code:</b>	VS	<b>Finish Actual:</b>	09/20/1993
<b>Action Name:</b>	ARCH SITE	<b>Qual:</b>	
<b>SEQ:</b>	1	<b>Curr Action Lead:</b>	EPA Perf In-Hse

# Appendix: Database Descriptions

Environmental Risk Information Services (ERIS) can search the following databases. The extent of historical information varies with each database and current information is determined by what is publicly available to ERIS at the time of update. ERIS updates databases as set out in ASTM Standard E1527-13, Section 8.1.8 Sources of Standard Source Information:

"Government information from nongovernmental sources may be considered current if the source updates the information at least every 90 days, or, for information that is updated less frequently than quarterly by the government agency, within 90 days of the date the government agency makes the information available to the public."

## Standard Environmental Record Sources

### Federal

#### National Priority List:

NPL

National Priorities List (Superfund)-NPL: EPA's (United States Environmental Protection Agency) list of the most serious uncontrolled or abandoned hazardous waste sites identified for possible long-term remedial action under the Superfund program. The NPL, which EPA is required to update at least once a year, is based primarily on the score a site receives from EPA's Hazard Ranking System. A site must be on the NPL to receive money from the Superfund Trust Fund for remedial action.

**Government Publication Date: Aug 20, 2019**

#### National Priority List - Proposed:

PROPOSED NPL

Includes sites proposed (by the EPA, the state, or concerned citizens) for addition to the NPL due to contamination by hazardous waste and identified by the Environmental Protection Agency (EPA) as a candidate for cleanup because it poses a risk to human health and/or the environment.

**Government Publication Date: Aug 20, 2019**

#### Deleted NPL:

DELETED NPL

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

**Government Publication Date: Aug 20, 2019**

#### SEMS List 8R Active Site Inventory:

SEMS

The Superfund Program has deployed the Superfund Enterprise Management System (SEMS), which integrates multiple legacy systems into a comprehensive tracking and reporting tool. This inventory contains active sites evaluated by the Superfund program that are either proposed to be or are on the National Priorities List (NPL) as well as sites that are in the screening and assessment phase for possible inclusion on the NPL. The Active Site Inventory Report displays site and location information at active SEMS sites. An active site is one at which site assessment, removal, remedial, enforcement, cost recovery, or oversight activities are being planned or conducted.

**Government Publication Date: Aug 20, 2019**

#### Inventory of Open Dumps, June 1985:

ODI

The Resource Conservation and Recovery Act (RCRA) provides for publication of an inventory of open dumps. The Act defines "open dumps" as facilities which do not comply with EPA's "Criteria for Classification of Solid Waste Disposal Facilities and Practices" (40 CFR 257).

**Government Publication Date: Jun 1985**

#### SEMS List 8R Archive Sites:

SEMS ARCHIVE

The Superfund Enterprise Management System (SEMS) Archived Site Inventory displays site and location information at sites archived from SEMS. An archived site is one at which EPA has determined that assessment has been completed and no further remedial action is planned under the Superfund program at this time.

**Government Publication Date: Aug 20, 2019**

**Comprehensive Environmental Response, Compensation and Liability Information System -**

CERCLIS

**CERCLIS:**

Superfund is a program administered by the United States Environmental Protection Agency (EPA) to locate, investigate, and clean up the worst hazardous waste sites throughout the United States. CERCLIS is a database of potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. It contains sites that are either proposed to be or are on the National Priorities List (NPL) as well as sites that are in the screening and assessment phase for possible inclusion on the NPL. The EPA administers the Superfund program in cooperation with individual states and tribal governments; this database is made available by the EPA.

**Government Publication Date: Oct 25, 2013**

**EPA Report on the Status of Open Dumps on Indian Lands:**

IODI

Public Law 103-399, The Indian Lands Open Dump Cleanup Act of 1994, enacted October 22, 1994, identified congressional concerns that solid waste open dump sites located on American Indian or Alaska Native (AI/AN) lands threaten the health and safety of residents of those lands and contiguous areas. The purpose of the Act is to identify the location of open dumps on Indian lands, assess the relative health and environment hazards posed by those sites, and provide financial and technical assistance to Indian tribal governments to close such dumps in compliance with Federal standards and regulations or standards promulgated by Indian Tribal governments or Alaska Native entities.

**Government Publication Date: Dec 31, 1998**

**CERCLIS - No Further Remedial Action Planned:**

CERCLIS NFRAP

An archived site is one at which EPA has determined that assessment has been completed and no further remedial action is planned under the Superfund program at this time. The Archive designation means that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL). This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

**Government Publication Date: Oct 25, 2013**

**CERCLIS Liens:**

CERCLIS LIENS

A Federal Superfund lien exists at any property where EPA has incurred Superfund costs to address contamination ("Superfund site") and has provided notice of liability to the property owner. A Federal CERCLA ("Superfund") lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. This database is made available by the United States Environmental Protection Agency (EPA).

**Government Publication Date: Jan 30, 2014**

**RCRA CORRACTS-Corrective Action:**

RCRA CORRACTS

RCRA Info is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. At these sites, the Corrective Action Program ensures that cleanups occur. EPA and state regulators work with facilities and communities to design remedies based on the contamination, geology, and anticipated use unique to each site.

**Government Publication Date: Aug 26, 2019**

**RCRA non-CORRACTS TSD Facilities:**

RCRA TSD

RCRA Info is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. This database includes Non-Corrective Action sites listed as treatment, storage and/or disposal facilities of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA).

**Government Publication Date: Aug 26, 2019**

**RCRA Generator List:**

RCRA LQG

RCRA Info is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. RCRA Info replaces the data recording and reporting abilities of the Resource Conservation and Recovery Information System (RCRIS) and the Biennial Reporting System (BRS). A hazardous waste generator is any person or site whose processes and actions create hazardous waste (see 40 CFR 260.10). Large Quantity Generators (LQGs) generate 1,000 kilograms per month or more of hazardous waste or more than one kilogram per month of acutely hazardous waste.

**Government Publication Date: Aug 26, 2019**

**RCRA Small Quantity Generators List:**

RCRA SQG

RCRA Info is the EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. RCRA Info replaces the data recording and reporting abilities of the Resource Conservation and Recovery Information System (RCRIS) and the Biennial Reporting System (BRS). A hazardous waste generator is any person or site whose processes and actions create hazardous waste (see 40 CFR 260.10). Small Quantity Generators (SQGs) generate more than 100 kilograms, but less than 1,000 kilograms, of hazardous waste per month.

**Government Publication Date: Aug 26, 2019**

**RCRA Conditionally Exempt and Very Small Quantity Generators List:**

[RCRA CESQG](#)

RCRA Info is the EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. A hazardous waste generator is any person or site whose processes and actions create hazardous waste (see 40 CFR 260.10). Conditionally Exempt and Very Small Quantity Generators (VSQG and CESQG) generate 100 kilograms or less per month of hazardous waste, or one kilogram or less per month of acutely hazardous waste. Additionally, VSQG and CESQG may not accumulate more than 1,000 kilograms of hazardous waste at any time.

**Government Publication Date: Aug 26, 2019**

**RCRA Non-Generators:**

[RCRA NON GEN](#)

RCRA Info is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. RCRA Info replaces the data recording and reporting abilities of the Resource Conservation and Recovery Information System (RCRIS) and the Biennial Reporting System (BRS). A hazardous waste generator is any person or site whose processes and actions create hazardous waste (see 40 CFR 260.10). Non-Generators do not presently generate hazardous waste.

**Government Publication Date: Aug 26, 2019**

**Federal Engineering Controls-ECs:**

[FED ENG](#)

Engineering controls (ECs) encompass a variety of engineered and constructed physical barriers (e.g., soil capping, sub-surface venting systems, mitigation barriers, fences) to contain and/or prevent exposure to contamination on a property. This database is made available by the United States Environmental Protection Agency (EPA).

**Government Publication Date: Jun 11, 2019**

**Federal Institutional Controls- ICs:**

[FED INST](#)

Institutional controls are non-engineered instruments, such as administrative and legal controls, that help minimize the potential for human exposure to contamination and/or protect the integrity of the remedy. Although it is EPA's (United States Environmental Protection Agency) expectation that treatment or engineering controls will be used to address principal threat wastes and that groundwater will be returned to its beneficial use whenever practicable, ICs play an important role in site remedies because they reduce exposure to contamination by limiting land or resource use and guide human behavior at a site.

**Government Publication Date: Jun 11, 2019**

**Emergency Response Notification System:**

[ERNS 1982 TO 1986](#)

Database of oil and hazardous substances spill reports controlled by the National Response Center. The primary function of the National Response Center is to serve as the sole national point of contact for reporting oil, chemical, radiological, biological, and etiological discharges into the environment anywhere in the United States and its territories.

**Government Publication Date: 1982-1986**

**Emergency Response Notification System:**

[ERNS 1987 TO 1989](#)

Database of oil and hazardous substances spill reports controlled by the National Response Center. The primary function of the National Response Center is to serve as the sole national point of contact for reporting oil, chemical, radiological, biological, and etiological discharges into the environment anywhere in the United States and its territories.

**Government Publication Date: 1987-1989**

**Emergency Response Notification System:**

[ERNS](#)

Database of oil and hazardous substances spill reports controlled by the National Response Center. The primary function of the National Response Center is to serve as the sole national point of contact for reporting oil, chemical, radiological, biological, and etiological discharges into the environment anywhere in the United States and its territories. This database is made available by the United States Environmental Protection Agency (EPA).

**Government Publication Date: Mar 21, 2019**

**The Assessment, Cleanup and Redevelopment Exchange System (ACRES) Brownfield Database:**

[FED BROWNFIELDS](#)

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties protects the environment, reduces blight, and takes development pressures off greenspaces and working lands. This database is made available by the United States Environmental Protection Agency (EPA).

**Government Publication Date: Sep 3, 2019**

**FEMA Underground Storage Tank Listing:**

[FEMA UST](#)

The Federal Emergency Management Agency (FEMA) of the Department of Homeland Security maintains a list of FEMA owned underground storage tanks.

**Government Publication Date: Dec 31, 2017**

**Petroleum Refineries:**

REFN

List of petroleum refineries from the U.S. Energy Information Administration (EIA) Refinery Capacity Report. Includes operating and idle petroleum refineries (including new refineries under construction) and refineries shut down during the previous year located in the 50 States, the District of Columbia, Puerto Rico, the Virgin Islands, Guam, and other U.S. possessions. Survey locations adjusted using public data.

**Government Publication Date: Oct 8, 2019**

**Petroleum Product and Crude Oil Rail Terminals:**

BULK TERMINAL

List of petroleum product and crude oil rail terminals made available by the U.S. Energy Information Administration (EIA). Includes operable bulk petroleum product terminals located in the 50 States and the District of Columbia with a total bulk shell storage capacity of 50,000 barrels or more, and/or the ability to receive volumes from tanker, barge, or pipeline; also rail terminals handling the loading and unloading of crude oil that were active between 2017 and 2018. Petroleum product terminals comes from the EIA-815 Bulk Terminal and Blender Report, which includes working, shell in operation, and shell idle for several major product groupings. Survey locations adjusted using public data.

**Government Publication Date: Jan 18, 2019**

**LIEN on Property:**

SEMS LIEN

The EPA Superfund Enterprise Management System (SEMS) provides LIEN information on properties under the EPA Superfund Program.

**Government Publication Date: Aug 20, 2019**

**Superfund Decision Documents:**

SUPERFUND ROD

This database contains a listing of decision documents for Superfund sites. Decision documents serve to provide the reasoning for the choice of (or) changes to a Superfund Site cleanup plan. The decision documents include Records of Decision (ROD), ROD Amendments, Explanations of Significant Differences (ESD), along with other associated memos and files. This information is maintained and made available by the US EPA (Environmental Protection Agency).

**Government Publication Date: Aug 20, 2019**

**State**

**Delisted WQARF, Superfund, DOD:**

DELISTED SUPERFUND

List of sites which once appeared, but have since been removed from either the WQARF Registry, Superfund Sites, Department of Defense Sites, or Superfund Alternative Sites.

**Government Publication Date: Jul 3, 2019**

**Waste Program Remedial Projects - Superfund & DOD:**

SHWS

The Arizona Department of Environmental Quality (ADEQ) Waste Programs Division investigates, manages, and oversees remediation of soil and groundwater contaminated with hazardous substances. List of sites overseen by the Remedial Projects Section and/or Federal programs, including Federal DOD and Superfund sites.

**Government Publication Date: Jul 3, 2019**

**Directory of Solid Waste Facilities:**

SWF/LF

A list of Solid Waste Facilities and Landfill sites in the State of Arizona. This list is made available by Arizona Department of Environmental Quality, Waste Programs Division, Solid Waste Management.

**Government Publication Date: Jan 23, 2019**

**Leaking Underground Storage Tanks:**

LUST

A list of Leaking Underground Storage Tanks (LUST) sites in the state of Arizona. This list is made available by Arizona Department of Environment Quality.

**Government Publication Date: Aug 30, 2019**

**Delisted Leaking Underground Storage Tanks:**

DELISTED LUST

This database contains a list of closed leaking storage tank sites that were removed from the Arizona Department of Environment Quality.

**Government Publication Date: Aug 30, 2019**

**Aboveground Storage Tanks:**

AST

List of aboveground fuel storage tanks (ASTs) made available by the State Fire Marshal's Office. This list is of installed ASTs and does not include any AST permitted and inspected by any City, Town, County, or Fire District. This is not a complete list of storage systems in use in the State of Arizona; ASTs may have been installed and used without adequate permission from the State Fire Marshal's Office. The absence of a property from the State Fire Marshal records as a permitted tank is not proof that an AST for hazardous materials was never installed or used at a given address.

**Government Publication Date: Sep 29, 2015**

**Underground Storage Tanks List:**

[UST](#)

A list of Underground Storage Tank sites registered with the Arizona Department of Environmental Quality (ADEQ) Waste Program Division. This list is made available by ADEQ.

**Government Publication Date: Aug 30, 2019**

**Delisted Storage Tanks List:**

[DELISTED TANKS](#)

This database contains a list of storage tank sites that were removed from the Arizona Department of Environmental Quality (ADEQ) Waste Program Division.

**Government Publication Date: Aug 30, 2019**

**Environmental Use Restriction Sites List:**

[AUL](#)

List of sites in the Arizona Department of Environmental Quality (ADEQ)'s Remediation and DEUR Tracking System (RDT) with either a Declaration of Environmental Use Restriction (DEUR) or a Voluntary Environmental Mitigation Use Restriction (VEMUR). A DEUR is a restrictive land use covenant that is required when a property owner elects to use an institutional (i.e., administrative) control or engineering (i.e., physical) control as a means to meet remediation goals. The DEUR runs with and burdens the land, and requires maintenance of any institutional or engineering controls. A VEMUR is a restrictive land use covenant that, prior to July 18, 2000, was required when a property owner elected to remediate the property to non-residential uses. Effective July 18, 2000, the DEUR replaced the VEMUR as a restrictive use covenant.

**Government Publication Date: Sep 24, 2019**

**Azurite Database:**

[AZURITE](#)

List of sites from the Arizona Department of Environmental Quality (ADEQ) Remediation and DEUR Tracking System where the owner has elected to remediate the property without the use of an institutional or engineering control.

**Government Publication Date: Jul 24, 2018**

**Voluntary Remediation Program:**

[VCP](#)

A list of sites registered in Voluntary Remediation Program (VRP). This list is made available by Arizona Department of Environment Quality (ADEQ). Through ADEQ's VRP, property owners, prospective purchasers and other interested parties investigate or clean up a contaminated site in cooperation with ADEQ.

**Government Publication Date: Feb 8, 2019**

**Brownfields Tracking System:**

[BROWNFIELDS](#)

A list of brownfield sites in the State of Arizona, made available by Arizona Department of Environmental Quality. Brownfields are abandoned or underutilized properties where the reuse is complicated by actual or perceived environmental contamination.

**Government Publication Date: Feb 8, 2019**

**Water Quality Assurance Revolving Fund Sites (WQARF):**

[WQARF](#)

The Arizona Department of Environmental Quality (ADEQ) Water Quality Assurance Revolving Fund (WQARF) program supports the ADEQ in identifying, prioritizing, assessing, and resolving the threat of contaminated soil and groundwater sites in the state. This list of sites includes those on the WQARF Registry, sites removed from the WQARF Registry, and sites requiring remediation under the WQARF Emergency Response.

**Government Publication Date: Jul 3, 2019**

**Exemption Certificate Renewals:**

[AST2](#)

The Exemption Certificate Renewals data lists applicants that have renewed their tank certificates that will never expire from the penny underground storage tank tax. This is provided by Arizona Department of Environmental Quality.

**Government Publication Date: Jun 5, 2019**

**Tribal**

**Leaking Underground Storage Tanks (LUSTs) on Indian Lands:**

[INDIAN LUST](#)

LUSTs on Tribal/Indian Lands in Region 9, which includes Arizona.

**Government Publication Date: Dec 31, 2017**

**Underground Storage Tanks (USTs) on Indian Lands:**

[INDIAN UST](#)

USTs on Tribal/Indian Lands in Region 9, which includes Arizona.

Government Publication Date: Dec 31, 2017

**Delisted Tribal Leaking Storage Tanks:**

DELISTED ILST

Leaking Underground Storage Tank facilities which have been removed from the Regional Tribal LUST lists made available by the EPA.

Government Publication Date: Apr 11, 2019

**Delisted Tribal Underground Storage Tanks:**

DELISTED IUST

Underground Storage Tank facilities which have been removed from the Regional Tribal UST lists made available by the EPA.

Government Publication Date: Apr 11, 2019

**County**

**No County standard environmental record sources available for this State.**

**Additional Environmental Record Sources**

**Federal**

**PFOA/PFOS Contaminated Sites:**

PFAS NPL

List of sites where PFOA or PFOS contaminants have been found in drinking water or soil. Made available by the Federal Environmental Protection Agency (EPA).

Government Publication Date: Nov 15, 2018

**Facility Registry Service/Facility Index:**

FINDS/FRS

The US Environmental Protection Agency (EPA)'s Facility Registry System (FRS) is a centrally managed database that identifies facilities, sites or places subject to environmental regulations or of environmental interest. FRS creates high-quality, accurate, and authoritative facility identification records through rigorous verification and management procedures that incorporate information from program national systems, state master facility records, data collected from EPA's Central Data Exchange registrations and data management personnel.

Government Publication Date: Aug 12, 2019

**Toxics Release Inventory (TRI) Program:**

TRIS

The EPA's Toxics Release Inventory (TRI) is a database containing data on disposal or other releases of over 650 toxic chemicals from thousands of U.S. facilities and information about how facilities manage those chemicals through recycling, energy recovery, and treatment. One of TRI's primary purposes is to inform communities about toxic chemical releases to the environment.

Government Publication Date: Dec 31, 2017

**Perfluorinated Alkyl Substances (PFAS) Releases:**

PFAS TRI

List of Toxics Release Inventory (TRI) facilities at which the reported chemical is a Per- or polyfluorinated alkyl substance (PFAS) included in the Environmental Protection Agency (EPA)'s consolidated PFAS Master List of PFAS Substances. The EPA's Toxics Release Inventory (TRI) is a database containing data on disposal or other releases of over 650 toxic chemicals from thousands of U.S. facilities and information about how facilities manage those chemicals through recycling, energy recovery, and treatment.

Government Publication Date: Dec 31, 2017

**Hazardous Materials Information Reporting System:**

HMIRS

US DOT - Department of Transportation Pipeline and Hazardous Materials Safety Administration (PHMSA) Incidents Reports Database taken from Hazmat Intelligence Portal, U.S. Department of Transportation.

Government Publication Date: Jan 8, 2019

**National Clandestine Drug Labs:**

NCDL

The U.S. Department of Justice ("the Department") provides this data as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy.

Government Publication Date: Sep 26, 2019

**Toxic Substances Control Act:**

TSCA

The Environmental Protection Agency (EPA) is amending the Toxic Substances Control Act (TSCA) section 8(a) Inventory Update Reporting (IUR) rule and changing its name to the Chemical Data Reporting (CDR) rule.

The CDR enables EPA to collect and publish information on the manufacturing, processing, and use of commercial chemical substances and mixtures (referred to hereafter as chemical substances) on the TSCA Chemical Substance Inventory (TSCA Inventory). This includes current information on chemical substance production volumes, manufacturing sites, and how the chemical substances are used. This information helps the Agency determine whether people or the environment are potentially exposed to reported chemical substances. EPA publishes submitted CDR data that is not Confidential Business Information (CBI).

**Government Publication Date: Jun 30, 2017**

**Hist TSCA:**

[HIST TSCA](#)

The Environmental Protection Agency (EPA) is amending the Toxic Substances Control Act (TSCA) section 8(a) Inventory Update Reporting (IUR) rule and changing its name to the Chemical Data Reporting (CDR) rule.

The 2006 IUR data summary report includes information about chemicals manufactured or imported in quantities of 25,000 pounds or more at a single site during calendar year 2005. In addition to the basic manufacturing information collected in previous reporting cycles, the 2006 cycle is the first time EPA collected information to characterize exposure during manufacturing, processing and use of organic chemicals. The 2006 cycle also is the first time manufacturers of inorganic chemicals were required to report basic manufacturing information.

**Government Publication Date: Dec 31, 2006**

**FTTS Administrative Case Listing:**

[FTTS ADMIN](#)

An administrative case listing from the Federal Insecticide, Fungicide, & Rodenticide Act (FIFRA) and Toxic Substances Control Act (TSCA), together known as FTTS. This database was obtained from the Environmental Protection Agency's (EPA) National Compliance Database (NCDB). The FTTS and NCDB was shut down in 2006.

**Government Publication Date: Jan 19, 2007**

**FTTS Inspection Case Listing:**

[FTTS INSP](#)

An inspection case listing from the Federal Insecticide, Fungicide, & Rodenticide Act (FIFRA) and Toxic Substances Control Act (TSCA), together known as FTTS. This database was obtained from the Environmental Protection Agency's (EPA) National Compliance Database (NCDB). The FTTS and NCDB was shut down in 2006.

**Government Publication Date: Jan 19, 2007**

**Potentially Responsible Parties List:**

[PRP](#)

Early in the cleanup process, the Environmental Protection Agency (EPA) conducts a search to find the potentially responsible parties (PRPs). EPA looks for evidence to determine liability by matching wastes found at the site with parties that may have contributed wastes to the site.

**Government Publication Date: Aug 20, 2019**

**State Coalition for Remediation of Drycleaners Listing:**

[SCRD DRYCLEANER](#)

The State Coalition for Remediation of Drycleaners (SCRD) was established in 1998, with support from the U.S. Environmental Protection Agency (EPA) Office of Superfund Remediation and Technology Innovation. Coalition members are states with mandated programs and funding for drycleaner site remediation. Current members are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

**Government Publication Date: Nov 08, 2017**

**Integrated Compliance Information System (ICIS):**

[ICIS](#)

The Integrated Compliance Information System (ICIS) is a system that provides information for the Federal Enforcement and Compliance (FE&C) and the National Pollutant Discharge Elimination System (NPDES) programs. The FE&C component supports the Environmental Protection Agency's (EPA) Civil Enforcement and Compliance program activities. These activities include Compliance Assistance, Compliance Monitoring and Enforcement. The NPDES program supports tracking of NPDES permits, limits, discharge monitoring data and other program reports.

**Government Publication Date: Nov 18, 2016**

**Drycleaner Facilities:**

[FED DRYCLEANERS](#)

A list of drycleaner facilities from the Integrated Compliance Information System (ICIS). The Environmental Protection Agency (EPA) tracks facilities that possess NAIC and SIC codes that classify businesses as drycleaner establishments.

**Government Publication Date: May 29, 2018**

**Delisted Drycleaner Facilities:**

[DELISTED FED DRY](#)

List of sites removed from the list of Drycleaner Facilities (sites in the EPA's Integrated Compliance Information System (ICIS) with NAIC or SIC codes identifying the business as a drycleaner establishment).

**Government Publication Date: May 29, 2018**

**Formerly Used Defense Sites:**

FUDS

Formerly Used Defense Sites (FUDS) are properties that were formerly owned by, leased to, or otherwise possessed by and under the jurisdiction of the Secretary of Defense prior to October 1986, where the Department of Defense (DoD) is responsible for an environmental restoration. This list is published by the U.S. Army Corps of Engineers.

**Government Publication Date: Oct 23, 2018**

**Material Licensing Tracking System (MLTS):**

MLTS

A list of sites that store radioactive material subject to the Nuclear Regulatory Commission (NRC) licensing requirements. This list is maintained by the NRC. As of September 2016, the NRC no longer releases location information for sites. Site locations were last received in July 2016.

**Government Publication Date: Nov 1, 2018**

**Historic Material Licensing Tracking System (MLTS) sites:**

HIST MLTS

A historic list of sites that have inactive licenses and/or removed from the Material Licensing Tracking System (MLTS). In some cases, a site is removed from the MLTS when the state becomes an "Agreement State". An Agreement State is a State that has signed an agreement with the Nuclear Regulatory Commission (NRC) authorizing the State to regulate certain uses of radioactive materials within the State.

**Government Publication Date: Jan 31, 2010**

**Mines Master Index File:**

MINES

The Master Index File (MIF) contains mine identification numbers issued by the Department of Labor Mine Safety and Health Administration (MSHA) for mines active or opened since 1971. Note that addresses may or may not correspond with the physical location of the mine itself.

**Government Publication Date: May 3, 2019**

**Alternative Fueling Stations:**

ALT FUELS

List of alternative fueling stations made available by the US Department of Energy's Office of Energy Efficiency & Renewable Energy. Includes Biodiesel stations, Ethanol (E85) stations, Liquefied Petroleum Gas (Propane) stations, Ethanol (E85) stations, Natural Gas stations, Hydrogen stations, and Electric Vehicle Supply Equipment (EVSE). The National Renewable Energy Laboratory (NREL) obtains information about new stations from trade media, Clean Cities coordinators, a Submit New Station form on the Station Locator website, and through collaborating with infrastructure equipment and fuel providers, original equipment manufacturers (OEMs), and industry groups.

**Government Publication Date: Oct 1, 2019**

**Registered Pesticide Establishments:**

SSTS

List of active EPA-registered foreign and domestic pesticide-producing and device-producing establishments based on data from the Section Seven Tracking System (SSTS). The Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA) Section 7 requires that facilities producing pesticides, active ingredients, or devices be registered. The list of establishments is made available by the EPA.

**Government Publication Date: May 31, 2019**

**Polychlorinated Biphenyl (PCB) Notifiers:**

PCB

Facilities included in the national list of facilities that have notified the United States Environmental Protection Agency (EPA) of Polychlorinated Biphenyl (PCB) activities. Any company or person storing, transporting or disposing of PCBs or conducting PCB research and development must notify the EPA and receive an identification number.

**Government Publication Date: Mar 20, 2019**

**State**

**Hazardous Material Logbook/Spills:**

SPILLS

Hazardous Material Incident Logbook database made available by Arizona Department of Environmental Quality (ADEQ). This database is updated through November 15, 2001; after that date, reports were registered with the National Response Center.

**Government Publication Date: Nov 15, 2001**

**Dry Cleaning Facilities:**

DRYCLEANERS

A list of drycleaner facilities in Arizona made available by the Department of Environmental Quality (ADEQ). ADEQ last updated the data in 2006 and no further updates are planned.

**Government Publication Date: Dec 31, 2006**

**Per- and Polyfluoroalkyl Substances (PFAS):**

PFAS

The Arizona Department of Environmental Quality (ADEQ) Waste Programs Division investigates, manages, and oversees remediation of soil and groundwater contaminated with hazardous substances. List of sites overseen by the Remedial Projects Section and/or Federal programs, including Federal DOD and Superfund sites, where the contaminant or potential contaminant of concern is a Per- or polyfluorinated alkyl substances (PFAS).

**Government Publication Date: Jul 9, 2019**

**Air Permits Major/Minor Sources:**

**AIR PERMITS**

A list of Arizona operating air permits major and minor sources. A "major" source is any source that has the potential to emit 100 tons per year of any criteria air pollutant and if it has the potential to emit 10 tons per year of any single Hazardous Air Pollutant or 25 tons per year of any combination of Hazardous Air Pollutants. This list is provided by the Department of Environmental Quality.

**Government Publication Date: Dec 11, 2018**

**Drywell Database:**

**DRYWELLS**

The Drywell database contains information regarding drywells in Arizona. This database is maintained by the Arizona Department of Environmental Quality (ADEQ).

**Government Publication Date: Jul 15, 2019**

**Drug Labs Remediation:**

**DRUG LAB REMEDIATION**

Arizona State Board of Technical Registration maintains a list of drug lab remediation. This is a list of seized drug laboratory sites or sites where drug manufacturing chemicals were seized. Remediated sites are removed from this list when the Board receives clean up notification from a certified clean up firm.

**Government Publication Date: Sep 03, 2013**

**Clandestine Drug Labs:**

**CDL**

A list of unremediated seized clandestine drug laboratory sites or sites where drug manufacturing chemicals were seized. This list is made available by Arizona State Board of Technical Registration.

**Government Publication Date: Jan 22, 2019**

**Tier 2 Chemical Inventory Reporting:**

**TIER 2**

List of facilities that report to the Arizona Emergency Response Commission (AZSERC) for Tier II Chemical Inventory Reporting. AZSERC is tasked with the implementation of the Emergency Planning and Community Right to Know Act (EPCRA) in Arizona. As of 2016, the Arizona Emergency Response Commission (AZSERC) is overseen by Arizona Department of Environmental Quality (ADEQ).

**Government Publication Date: Dec 31, 2018**

**Tribal**

**No Tribal additional environmental record sources available for this State.**

**County**

**No County additional environmental record sources available for this State.**

# Definitions

**Database Descriptions:** This section provides a detailed explanation for each database including: source, information available, time coverage, and acronyms used. They are listed in alphabetic order.

**Detail Report:** This is the section of the report which provides the most detail for each individual record. Records are summarized by location, starting with the project property followed by records in closest proximity.

**Distance:** The distance value is the distance between plotted points, not necessarily the distance between the sites' boundaries. All values are an approximation.

**Direction:** The direction value is the compass direction of the site in respect to the project property and/or center point of the report.

**Elevation:** The elevation value is taken from the location at which the records for the site address have been plotted. All values are an approximation. Source: Google Elevation API.

**Executive Summary:** This portion of the report is divided into 3 sections:

'Report Summary'- Displays a chart indicating how many records fall on the project property and, within the report search radii.

'Site Report Summary'-Project Property'- This section lists all the records which fall on the project property. For more details, see the 'Detail Report' section.

'Site Report Summary-Surrounding Properties'- This section summarizes all records on adjacent properties, listing them in order of proximity from the project property. For more details, see the 'Detail Report' section.

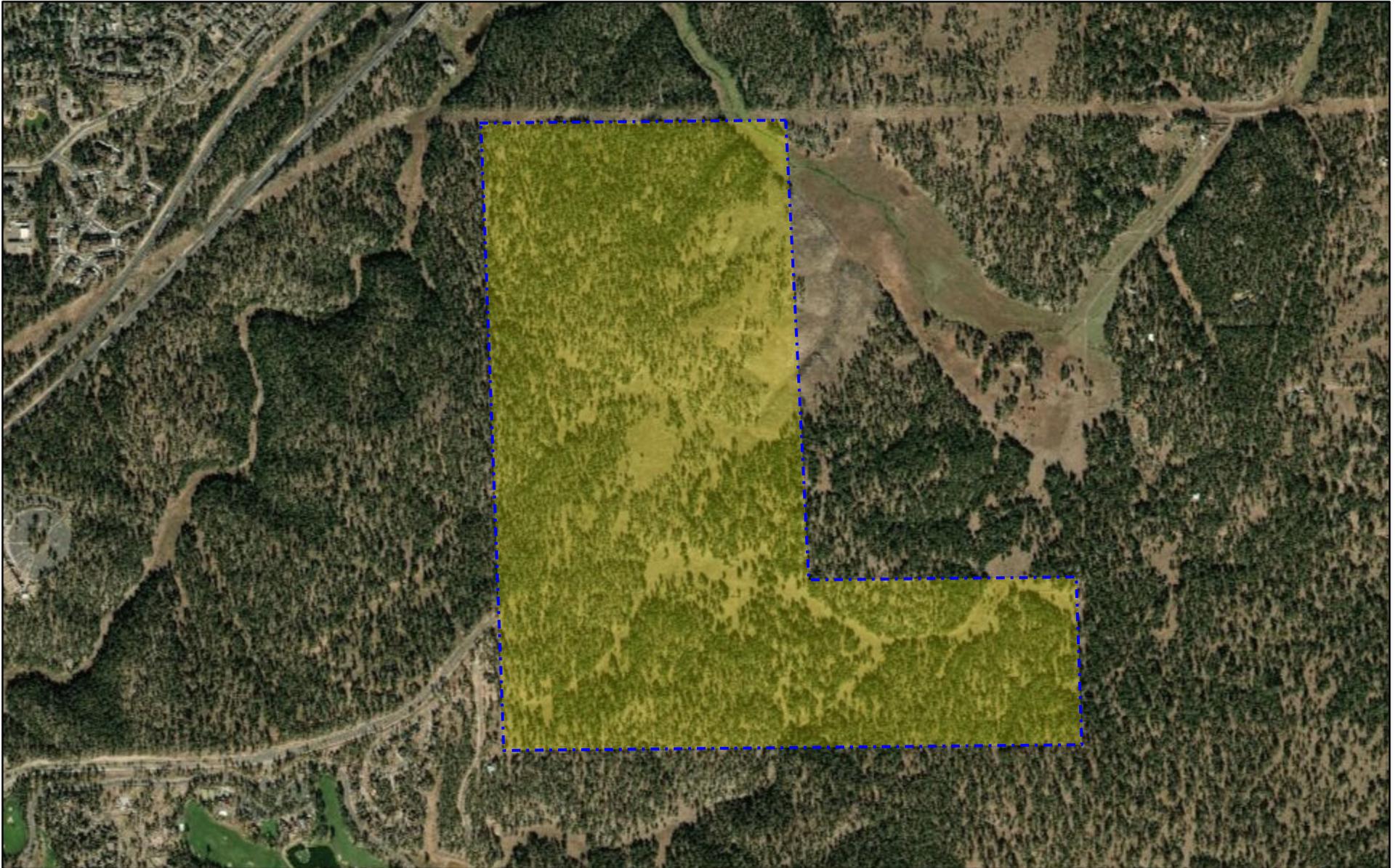
**Map Key:** The map key number is assigned according to closest proximity from the project property. Map Key numbers always start at #1. The project property will always have a map key of '1' if records are available. If there is a number in brackets beside the main number, this will indicate the number of records on that specific property. If there is no number in brackets, there is only one record for that property.

The symbol and colour used indicates 'elevation': the red inverted triangle will dictate 'ERIS Sites with Lower Elevation', the yellow triangle will dictate 'ERIS Sites with Higher Elevation' and the orange square will dictate 'ERIS Sites with Same Elevation.'

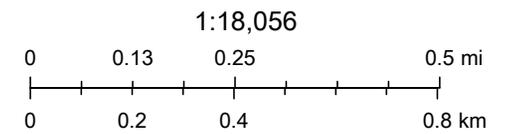
**Unplottables:** These are records that could not be mapped due to various reasons, including limited geographic information. These records may or may not be in your study area, and are included as reference.

**APPENDIX F**  
**LOCAL RECORDS INFORMATION**

# ADWR Wells Map



November 12, 2019



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus