



Environmental Consulting & Technology, Inc.

August 27, 2009
090213-0100

Ms. Ashley Keough
Gulf Power
One Energy Place
Pensacola, Florida 32520

**Re: Phase I Environmental Site Assessment (ESA) Summary
Celia Property, Roxanne Weaver Parcel
Escambia County, Florida**

Dear Ms. Keough:

Environmental Consulting & Technology, Inc. (ECT) has conducted a phase I ESA of the property referred to as the Roxanne Weaver parcel, an approximately 7.62-acre property located off of the 1600 block west of Cox Road in unincorporated Escambia County, Florida. The assessment consisted of a review of historic aerial photographs and topographic maps, a review of regulatory agency databases to determine if the subject and adjacent properties have been inspected by regulatory agency personnel, and a site inspection. This letter summarizes the findings of the phase I ESA.

SUMMARY

The eastern boundary of the subject property is located approximately 0.2-mile from the western side of Cox Road approximately 0.48-mile south of the intersection of Cox Road and Commalander Road. The subject property is approximately square in shape, with a narrow (approximately 30-foot wide) approximately 0.2-mile extension of the subject site to the east to access Cox Road. Figure 1 is a site vicinity map and Figure 2 is a site map. The Escambia County Property Appraiser information (Attachment A) identifies the address of the Roxanne Weaver property as Off 1600 Block Cox Road. The subject property is undeveloped, wooded in the western portion, and pasture in the eastern portion. Access to the subject site is from an unpaved road that connects to Cox Road.

The review of historic topographic maps and historic aerial photographs indicates that the subject property appears undeveloped and wooded in the 1940 aerial photograph, the earliest available. The eastern portion of the subject property is cleared of vegetation (pasture) in the 1951 aerial photograph and all remaining subsequent aerial photographs, as well as on the topographic map. As early as 1940, Cox Road is apparent to the east and the eastern adjacent property is cleared of vegetation (pasture), and a residence is visible along the western side of Cox Road on the eastern adjacent property. In the 1973 aerial photograph, a cleared area, resembling a hunting food plot is apparent just north of

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160186-OPC-POD-90-325

the northeastern property boundary. In the 1981 aerial photograph, a residence is evident to the north of the cleared area on the northern adjacent parcel. In the 1997 aerial photograph, mobile homes are visible on the eastern adjacent parcel, near Cox Road, and additional residences are visible to the southeast of the subject property, along Cox Road. In the 2007 aerial photograph, two mobile homes are apparent on the eastern adjacent property and planted pines are evident on the southeastern adjacent property. Figures 3, 4, 5, and 6 are copies of the 1940, the 1973, the 1997, and the 2007 aerial photographs, respectively. A copy of the 2007 aerial photograph is included in Attachment A (Escambia County Property Appraiser's website information).

The database search report prepared by FirstSearch Technology Corporation indicated that the subject property is not listed on any of the databases. None of the adjacent properties is listed on any of the databases. There are no offsite facilities that are likely to pose a threat to the environmental condition of the subject property. The database report is provided as Attachment B.

The onsite investigation observed two abandoned/demolished mobile homes on the eastern adjacent property. According to one of the residents of the eastern adjacent property, the mobile homes were destroyed during hurricane Ivan (2004) and had not yet been cleared. Storm debris from the mobile homes, including sheet metal and carpet, was observed onsite along the tree line located in the central portion of the subject property and along the southern property boundary. None of the observed debris was noted as hazardous or deleterious and is considered unlikely to pose a significant threat to the environmental quality of the subject property. Copies of photographs taken during the onsite investigation are included as Attachment C.

An interview questionnaire completed by the current property owner did not indicate any known environmental concerns. A user questionnaire completed by the client did not indicate any known environmental concerns. The user questionnaire indicated that a title search report will be received and approved by the client's attorneys prior to the purchase of the property.

CONCLUSIONS AND RECOMMENDATIONS

ECT has performed a phase I ESA in conformance with the scope and limitations of ASTM Practice E 1527-05 of the above referenced property located off of the 1600 block west of Cox Road in unincorporated Escambia County, Florida. Based on the results of the phase I ESA investigations, no recognized environmental conditions were observed. ECT recommends removal of the debris observed around the perimeter of the wooded portion of the site. No additional assessments are recommended for this site.

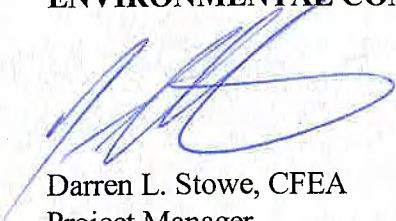
Ms. Ashley Keough
August 27, 2009
Page 3

CLOSURE

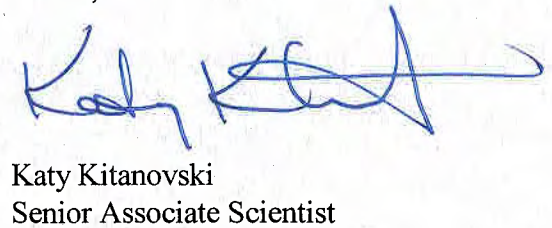
We have appreciated this opportunity to be of service. If you should have any questions, please contact either of the undersigned at (813) 289-9338.

Sincerely,

ENVIRONMENTAL CONSULTING & TECHNOLOGY, INC.



Darren L. Stowe, CFEA
Project Manager



Katy Kitanovski
Senior Associate Scientist

DLS;KK/dtm

Attachments

FIGURES

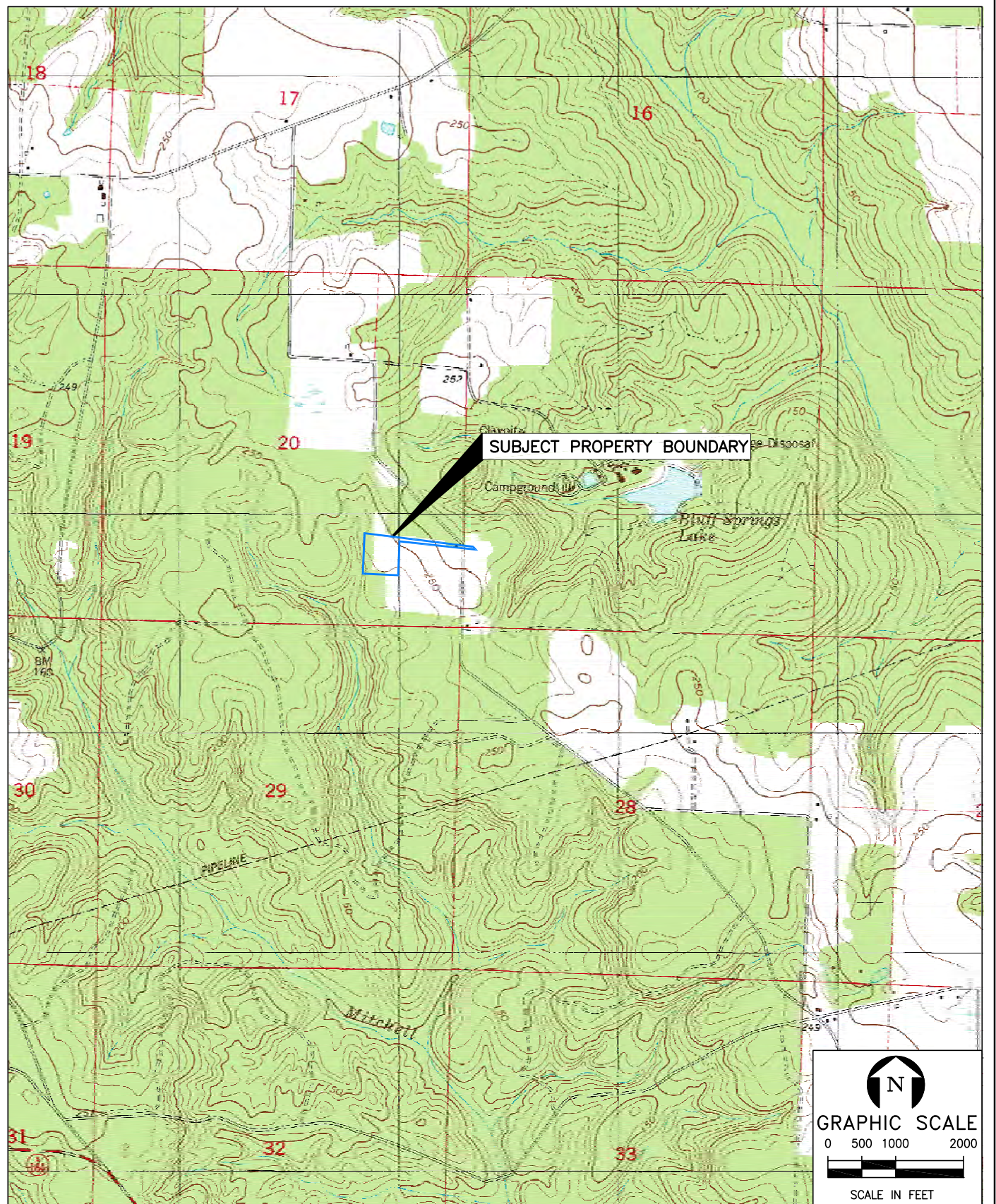


FIGURE 1.
SITE VICINITY MAP
ROXANNE WEAVER PARCEL
OFF 1600 BLOCK OF COX ROAD
McDAVID, ESCAMBIA COUNTY, FLORIDA
Sources: USGS Quad Map of Century, FL., 1980; ECT, 2009.

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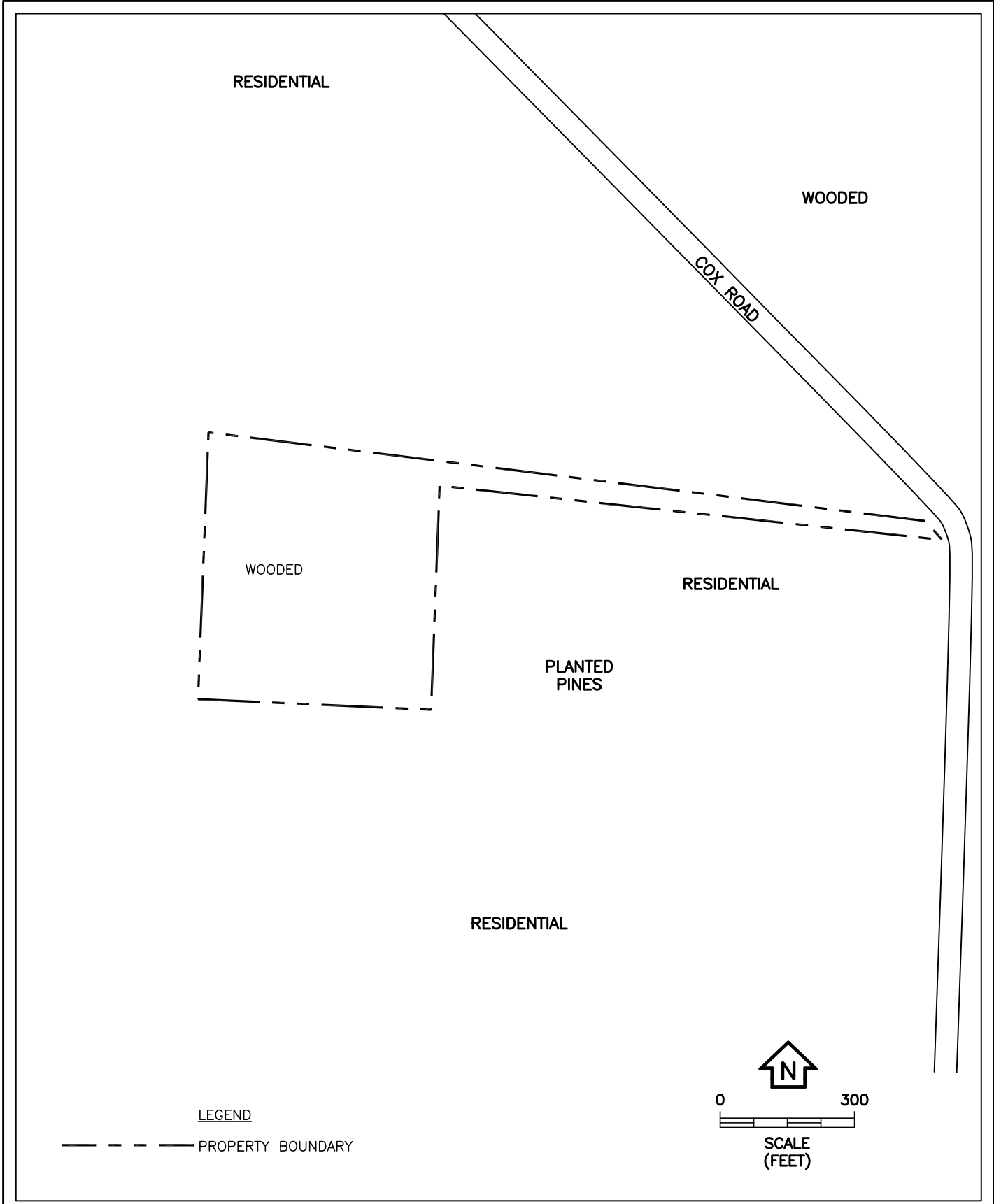


FIGURE 2.
 SITE MAP
 ROXANNE WEAVER PARCEL
 OFF 1600 BLOCK OF COX ROAD
 McDAVID, ESCAMBIA COUNTY, FLORIDA
 Source: ECT, 2009.



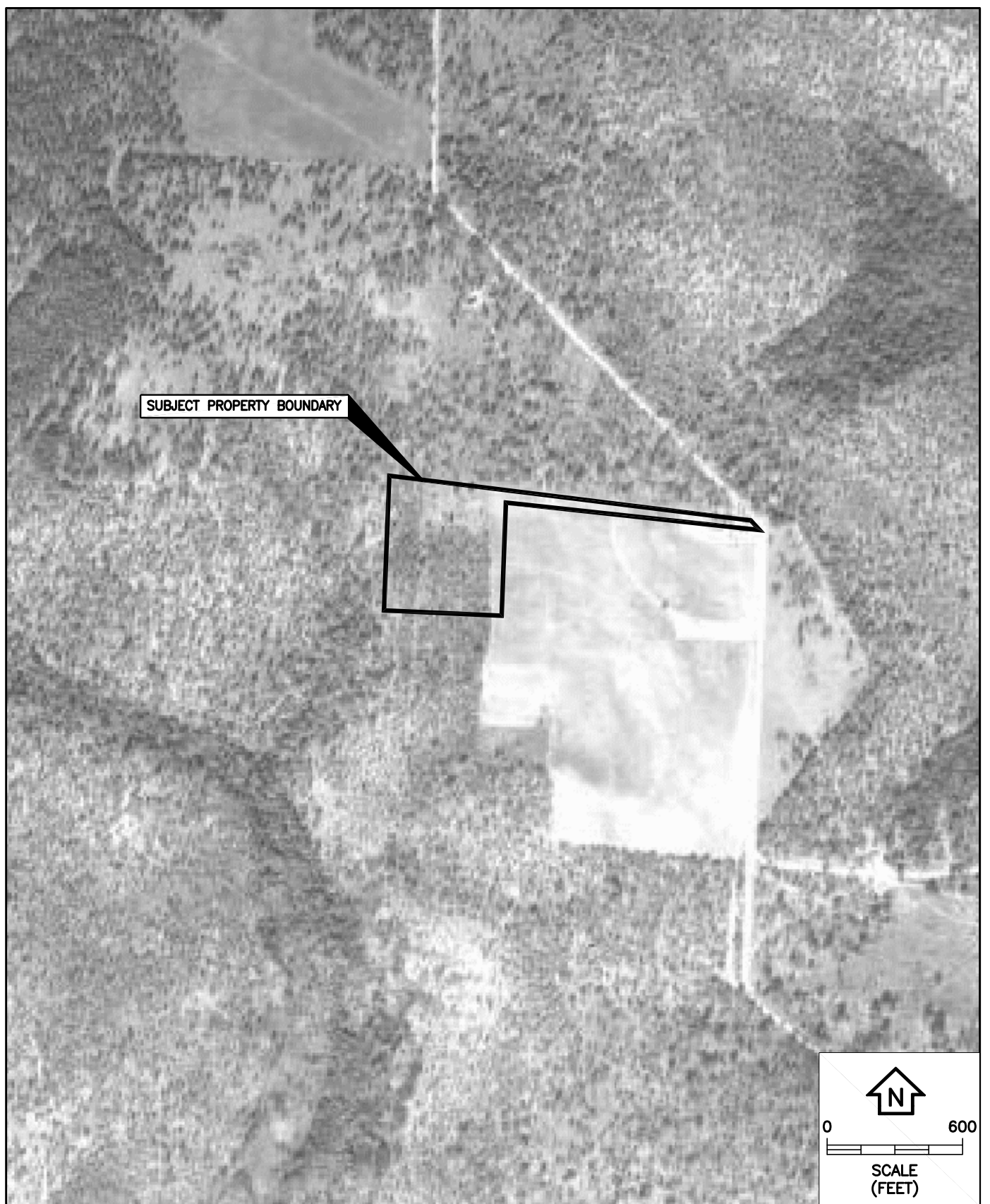


FIGURE 3.
1940 AERIAL PHOTOGRAPH
ROXANNE WEAVER PARCEL
OFF 1600 BLOCK OF COX ROAD
McDAVID, ESCAMBIA COUNTY, FLORIDA
Sources: Escambia County Aerial Photograph, Fl., 1940; ECT, 2009.

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FIGURE 4.
1973 AERIAL PHOTOGRAPH
ROXANNE WEAVER PARCEL
OFF 1600 BLOCK OF COX ROAD
McDAVID, ESCAMBIA COUNTY, FLORIDA
Sources: Escambia County Aerial Photograph, Fl., 1973; ECT, 2009.

ECT
Environmental Consulting & Technology, Inc.

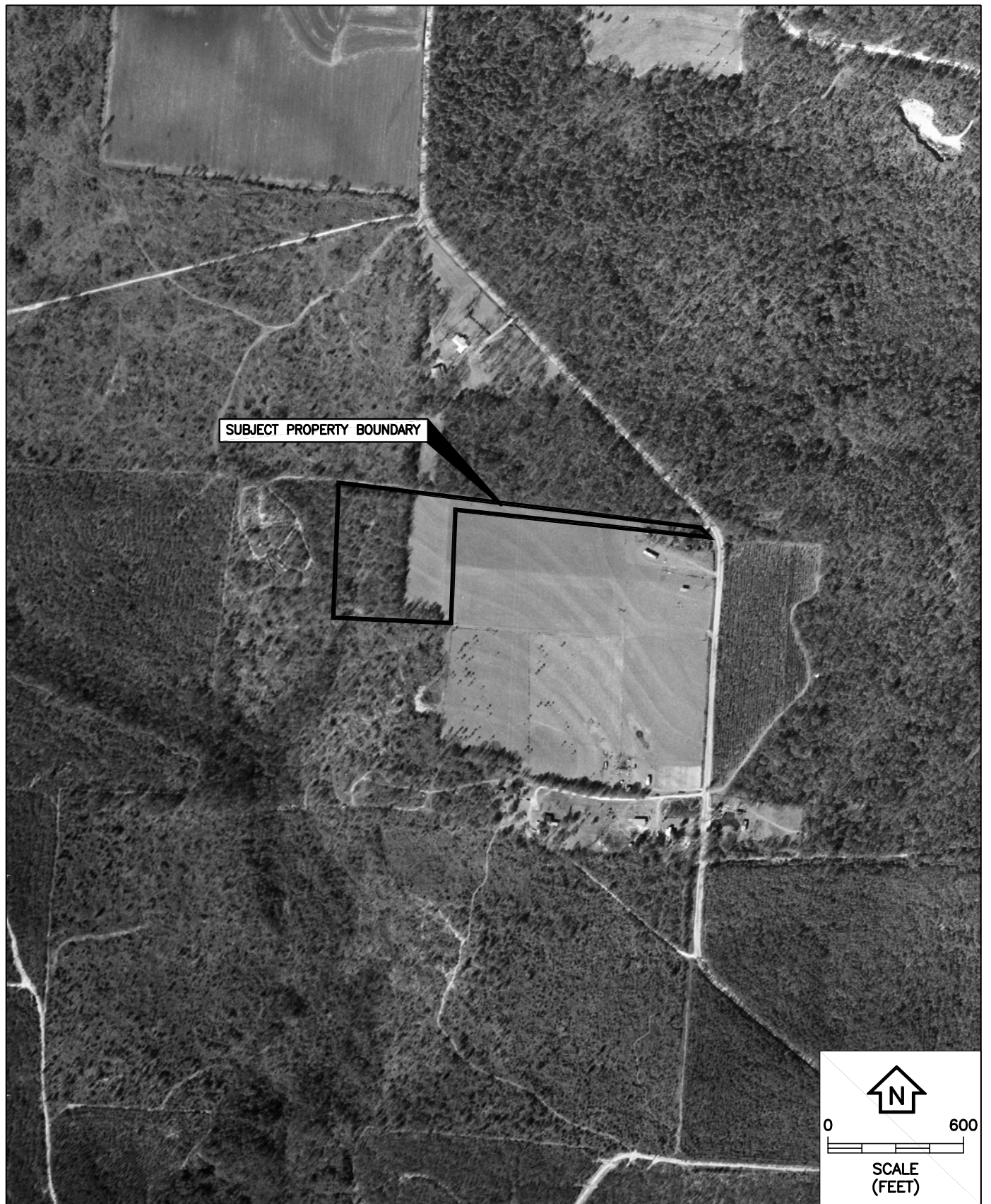


FIGURE 5.
1997 AERIAL PHOTOGRAPH
ROXANNE WEAVER PARCEL
OFF 1600 BLOCK OF COX ROAD
McDAVID, ESCAMBIA COUNTY, FLORIDA
Sources: Escambia County Aerial Photograph, Fl., 1997; ECT, 2009.

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FIGURE 6.
2007 AERIAL PHOTOGRAPH
ROXANNE WEAVER PARCEL
OFF 1600 BLOCK OF COX ROAD
McDAVID, ESCAMBIA COUNTY, FLORIDA
Sources: Escambia County Aerial Photograph, Fl., 2007; ECT, 2009.

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ATTACHMENT A
ESCAMBIA COUNTY
PROPERTY APPRAISER INFORMATION


Source: Escambia County Property Appraiser

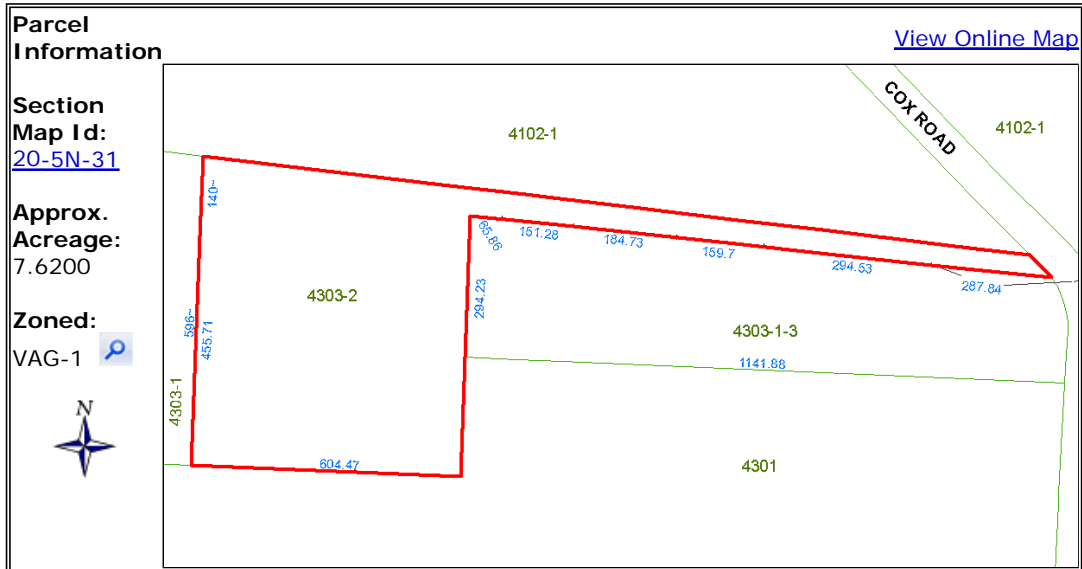
[Restore Full Page Version](#)

General Information	
Reference:	205N314303000002
Account:	121744250
Owners:	WEAVER ROXANE P
Mail:	830 BARKSDALE ST PENSACOLA, FL 32514
Situs:	OFF 1600 BLK COX RD
Use Code:	VACANT RESIDENTIAL 
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector	

2009 Preliminary Roll Assessment	
Improvements:	\$0
Land:	\$14,702
Total:	\$14,702
Save Our Homes:	\$0
Disclaimer	
Amendment 1 Calculations	

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/1988	2534	0434	\$100	WD	View Instr
12/1981	1602	0769	\$100	QC	View Instr
Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court					

2009 Preliminary Roll Exemptions	
None	
Legal Description 	BEG AT NW COR OF E1/2 OF SW1/4 OF SE1/4 S 88 DEG 21 MIN 34 SEC E 318 98/100 FT FOR POB S 0 DEG 24 MIN 4...
Extra Features	None



Buildings

Images

None

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Escambia County Property Appraiser



MapBoundaryPointer



Map Grid



MajorRoads



MinorRoads



Property Line



ATTACHMENT B
ENVIRONMENTAL DATABASE SEARCH

FirstSearch Technology Corporation

Environmental FirstSearch™ Report

Target Property:

MC DAVID FL 32568

Job Number: 090213

PREPARED FOR:

Environmental Consulting & Technology

1408 N Westshore Blvd, #115

Tampa, FL 33607

08-19-09



Tel: (407) 265-8900

Fax: (407) 265-8904

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Environmental FirstSearch Search Summary Report

Target Site:

MC DAVID FL 32568

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	06-12-09	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	06-12-09	0.50	0	0	0	0	-	0	0
CERCLIS	Y	05-27-09	0.50	0	0	0	0	-	0	0
NFRAP	Y	05-27-09	0.50	0	0	0	0	-	0	0
RCRA COR ACT	Y	05-13-09	1.00	0	0	0	0	0	0	0
RCRA TSD	Y	05-13-09	0.50	0	0	0	0	-	0	0
RCRA GEN	Y	05-13-09	0.25	0	0	0	-	-	1	1
Federal IC / EC	Y	07-02-09	0.50	0	0	0	0	-	0	0
ERNS	Y	06-16-09	0.25	0	0	0	-	-	1	1
Tribal Lands	Y	12-01-05	1.00	0	0	0	0	0	1	1
State/Tribal Sites	Y	05-11-09	1.00	0	0	0	0	0	0	0
State Spills 90	Y	07-07-09	0.25	0	0	0	-	-	2	2
State/Tribal SWL	Y	08-12-08	0.50	0	0	0	0	-	0	0
State/Tribal LUST	Y	07-07-09	0.50	0	0	0	0	-	9	9
State/Tribal UST/AST	Y	06-03-09	0.25	0	0	0	-	-	22	22
State/Tribal EC	Y	04-07-09	0.50	0	0	0	0	-	0	0
State/Tribal IC	Y	04-07-09	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	NA	0.50	0	0	0	0	-	0	0
State/Tribal Brownfields	Y	04-29-09	0.50	0	0	0	0	-	0	0
State Other	Y	07-07-09	0.25	0	0	0	-	-	5	5
- TOTALS -				0	0	0	0	0	41	41

Notice of Disclaimer

Due to the limitations, constraints, inaccuracies and incompleteness of government information and computer mapping data currently available to FirstSearch Technology Corp., certain conventions have been utilized in preparing the locations of all federal, state and local agency sites residing in FirstSearch Technology Corp.'s databases. All EPA NPL and state landfill sites are depicted by a rectangle approximating their location and size. The boundaries of the rectangles represent the eastern and western most longitudes; the northern and southern most latitudes. As such, the mapped areas may exceed the actual areas and do not represent the actual boundaries of these properties. All other sites are depicted by a point representing their approximate address location and make no attempt to represent the actual areas of the associated property. Actual boundaries and locations of individual properties can be found in the files residing at the agency responsible for such information.

Waiver of Liability

Although FirstSearch Technology Corp. uses its best efforts to research the actual location of each site, FirstSearch Technology Corp. does not and can not warrant the accuracy of these sites with regard to exact location and size. All authorized users of FirstSearch Technology Corp.'s services proceeding are signifying an understanding of FirstSearch Technology Corp.'s searching and mapping conventions, and agree to waive any and all liability claims associated with search and map results showing incomplete and or inaccurate site locations.

***Environmental FirstSearch
Site Information Report***

Request Date: 08-19-09
Requestor Name: Katy Kitanovski
Standard: AAI

Search Type: COORD
Job Number: 090213

Target Site:

MC DAVID FL 32568

Demographics

Sites: 41	Non-Geocoded: 41	Population: NA
Radon: NA		

Site Location

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>	<u>UTMs</u>
Longitude:	-87.353286	-87:21:12	Easting: 466248.22
Latitude:	30.931296	30:55:53	Northing: 3421857.672
Elevation:	263		Zone: 16

Comment

Comment:

Additional Requests/Services

Adjacent ZIP Codes: 0 Mile(s)	Services:																																		
<table border="1"> <thead> <tr> <th>ZIP Code</th> <th>City Name</th> <th>ST</th> <th>Dist/Dir</th> <th>Sel</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	ZIP Code	City Name	ST	Dist/Dir	Sel						<table border="1"> <thead> <tr> <th></th> <th>Requested?</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Fire Insurance Maps</td> <td>No</td> <td></td> </tr> <tr> <td>Aerial Photographs</td> <td>No</td> <td></td> </tr> <tr> <td>Historical Topos</td> <td>No</td> <td></td> </tr> <tr> <td>City Directories</td> <td>No</td> <td></td> </tr> <tr> <td>Title Search/Env Liens</td> <td>No</td> <td></td> </tr> <tr> <td>Municipal Reports</td> <td>No</td> <td></td> </tr> <tr> <td>Online Topos</td> <td>No</td> <td></td> </tr> </tbody> </table>		Requested?	Date	Fire Insurance Maps	No		Aerial Photographs	No		Historical Topos	No		City Directories	No		Title Search/Env Liens	No		Municipal Reports	No		Online Topos	No	
ZIP Code	City Name	ST	Dist/Dir	Sel																															
	Requested?	Date																																	
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Title Search/Env Liens	No																																		
Municipal Reports	No																																		
Online Topos	No																																		

Environmental FirstSearch Sites Summary Report

Target Property: MC DAVID FL 32568

JOB: 090213

TOTAL: 41 **GEOCODED:** 0 **NON GEOCODED:** 41 **SELECTED:** 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
	UST	ANNIE JO ESNEVL FARM 178507748/OPEN	RT 1 BOX 123 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	HELTON BROS FARM 178837861/CLOSED	GREENLAND BRATTS RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	HELTON BROS FARM 178837860/OPEN	GREENLAND BRATTS RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	GREEN S GROCERY 179063891/CLOSED	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	GODWIN FARMS VONZIE C 178508209/CLOSED	STAR RT B BOX 26 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	GARY DILLER 178837514/OPEN	RR 1 BOX 193 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	ESCAMBIA CNTY SCHOOL BD - WALNUT H 178626016/OPEN	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	EDDIE SEALES FARM 178736894/OPEN	3600 REASE SEALES RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	RCRAGN	MCDavid SAWMILL FLR000132423/VGN	401 CHAMPION DR MCDavid FL 32568	NON GC	N/A	N/A
	UST	BEASLEY FARM IRVIN 178736911/OPEN	RT 1 MCDavid FL 32568	NON GC	N/A	N/A
	UST	JAMES R LEE 178736879/OPEN	RR 1 WALNUT HILL FL 32568	NON GC	N/A	N/A
	OTHER	32568/CATTLE VATS	UNKNOWN MCDavid FL 32568	NON GC	N/A	N/A
	OTHER	NATIONAL CLANDESTINE LABORATORY RE NCLRFL-0609-131/NOT REPORTED	6071 W 4 HWY MC DAVID FL 32568	NON GC	N/A	N/A
	OTHER	NATIONAL CLANDESTINE LABORATORY RE NCLRFL-140	7000 O C PHILLIPS RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	OTHER	NATIONAL CLANDESTINE LABORATORY RE NCLRFL-135	6071 W HWY 4 WALNUT HILL FL 32568	NON GC	N/A	N/A
	OTHER	NATIONAL CLANDESTINE LABORATORY RE NCLRFL-134	7050 HWY WALNUT HILL FL 32568	NON GC	N/A	N/A
	SPILLS	SONNY and NELL S COUNTRY STORE 178508132/CLOSED	HWY 29 N MCDavid FL 32568	NON GC	N/A	N/A
	SPILLS	GREEN S GROCERY 179063891/CLOSED	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A
	ERNS	RALPH NEELY 12497/UNKNOWN	HWY 29 OVER CANOW CREEK MCDavid FL 32568	NON GC	N/A	N/A
	UST	BRYAN S GROCERY 178837535/CLOSED	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A

Environmental FirstSearch Sites Summary Report

Target Property: MC DAVID FL 32568

JOB: 090213

TOTAL: 41 **GEOCODED:** 0 **NON GEOCODED:** 41 **SELECTED:** 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
	UST	WALNUT HILL FARM SUPPLY 178942872/CLOSED	20 S HWY 99 WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	WALNUT HILL FARM SUPPLY 178942872/FACILITY CLOSED	20 S HWY 99 WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	SONNY and NELL S COUNTRY STORE 178508132/FACILITY CLOSED	HWY 29 N MCDAVID FL 32568	NON GC	N/A	N/A
	LUST	RAYMOND SCHNEIDER 178508088/FACILITY CLOSED	STAR RT B BOX 360 WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	MENNONITE CHURCH 178942939/FACILITY CLOSED	97 HIGH RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	HOWARD NICKEL 178737080/FACILITY OPEN	5420 BROWN HWY WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	GREEN S GROCERY 179063891/FACILITY CLOSED	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	GODWIN FARMS VONZIE C 178508209/FACILITY CLOSED	STAR RT B BOX 26 WALNUT HILL FL 32568	NON GC	N/A	N/A
	LUST	ESCAMBIA CNTY SCHOOL BD - WALNUT H 178626016/FACILITY OPEN	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	HOLLINGSWORTH FARM DEWAYNE 178736901/OPEN	RR 1 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	WEST FRASER MCDAVID LUMBER MILL 179803399/OPEN	401 CHAMPION DR MCDAVID FL 32568	NON GC	N/A	N/A
	UST	HOWARD NICKEL 178737080/OPEN	5420 BROWN HWY WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	TRIPLE A STEEL-MARSHALL HARMS 178837526/OPEN	RR 1 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	SONNY and NELL S COUNTRY STORE 178508132/CLOSED	HWY 29 N MCDAVID FL 32568	NON GC	N/A	N/A
	UST	ROY GIBBS FARM 178837558/CLOSED	RR 1 MCDAVID FL 32568	NON GC	N/A	N/A
	UST	RONNIES 179200756/CLOSED	UNKNOWN WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	RAYMOND SCHNEIDER 178508088/CLOSED	STAR RT B BOX 360 WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	MENNONITE CHURCH 178942939/CLOSED	97 HIGH RD WALNUT HILL FL 32568	NON GC	N/A	N/A
	UST	MA COM MEACHAM X1027 179805515/OPEN	1311 C97A WALNUT HILL FL 32568	NON GC	N/A	N/A
	TRIBALLAND	BUREAU OF INDIAN AFFAIRS CONTACT I BIA-32568	UNKNOWN FL 32568	NON GC	N/A	N/A

*Environmental FirstSearch
Sites Summary Report*

Target Property: MC DAVID FL 32568

JOB: 090213

TOTAL: 41 **GEOCODED:** 0 **NON GEOCODED:** 41 **SELECTED:** 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
LUST		BRYAN S GROCERY 178837535/FACILITY CLOSED	HWY 97 WALNUT HILL FL 32568	NON GC	N/A	N/A

Environmental FirstSearch Descriptions

NPL: EPA NATIONAL PRIORITY LIST - The National Priorities List is a list of the worst hazardous waste sites that have been identified by Superfund. Sites are only put on the list after they have been scored using the Hazard Ranking System (HRS), and have been subjected to public comment. Any site on the NPL is eligible for cleanup using Superfund Trust money.

A Superfund site is any land in the United States that has been contaminated 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.

FINAL - Currently on the Final NPL

PROPOSED - Proposed for NPL

NPL DELISTED: EPA NATIONAL PRIORITY LIST Subset - Database of delisted NPL sites. 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.

DELISTED - Deleted from the Final NPL

CERCLIS: EPA COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM (CERCLIS)- 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.

PART OF NPL- Site is part of NPL site

DELETED - Deleted from the Final NPL

FINAL - Currently on the Final NPL

NOT PROPOSED - Not on the NPL

NOT VALID - Not Valid Site or Incident

PROPOSED - Proposed for NPL

REMOVED - Removed from Proposed NPL

SCAN PLAN - Pre-proposal Site

WITHDRAWN - Withdrawn

NFRAP: EPA COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY INFORMATION SYSTEM ARCHIVED SITES - database of Archive designated CERCLA sites that, to the best of EPA's knowledge, assessment has been completed and 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.

NFRAP – No Further Remedial Action Plan

P - Site is part of NPL site

D - Deleted from the Final NPL

F - Currently on the Final NPL

N - Not on the NPL

O - Not Valid Site or Incident

P - Proposed for NPL

R - Removed from Proposed NPL

S - Pre-proposal Site

W – Withdrawn

RCRA COR ACT: EPA RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM SITES - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984.

RCRAInfo facilities that have reported violations and subject to corrective actions.

RCRA TSD: EPA RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM

TREATMENT, STORAGE, and DISPOSAL FACILITIES. - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984.

Facilities that treat, store, dispose, or incinerate hazardous waste.

RCRA GEN: EPA/MA DEP/CT DEP RESOURCE CONSERVATION AND RECOVERY INFORMATION SYSTEM GENERATORS - Database of hazardous waste information contained in the Resource Conservation and Recovery Act Information (RCRAInfo), a national program management and inventory system about hazardous waste handlers. In general, all generators, transporters, treaters, storers, and disposers of hazardous waste are required to provide information about their activities to state environmental agencies. These agencies, in turn pass on the information to regional and national EPA offices. This regulation is governed by the Resource Conservation and Recovery Act (RCRA), as amended by the Hazardous and Solid Waste Amendments of 1984.

Facilities that generate or transport hazardous waste or meet other RCRA requirements.

LGN - Large Quantity Generators

SGN - Small Quantity Generators

VGN – Conditionally Exempt Generator.

Included are RAATS (RCRA Administrative Action Tracking System) and CMEL (Compliance Monitoring & Enforcement List) facilities.

CONNECTICUT HAZARDOUS WASTE MANIFEST – Database of all shipments of hazardous waste within, into or from Connecticut. The data includes date of shipment, transporter and TSD info, and material shipped and quantity. This data is appended to the details of existing generator records.

MASSACHUSETTES HAZARDOUS WASTE GENERATOR – database of generators that are regulated under the MA DEP.

VQN-MA = generates less than 220 pounds or 27 gallons per month of hazardous waste or waste oil.

SNQ-MA = generates 220 to 2,200 pounds or 27 to 270 gallons per month of waste oil.

LQG-MA = generates greater than 2,200 lbs of hazardous waste or waste oil per month.

Federal IC / EC: EPA BROWNFIELD MANAGEMENT SYSTEM (BMS) - database designed to assist EPA in collecting, tracking, and updating information, as well as reporting on the major activities and accomplishments of the various Brownfield grant Programs.

FEDERAL ENGINEERING AND INSTITUTIONAL CONTROLS- Superfund sites that have either an engineering or an institutional control. The data includes the control and the media contaminated.

ERNS: EPA/NRC EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS) - Database of incidents reported to the National Response Center. These incidents include chemical spills, accidents involving chemicals (such as fires or explosions), oil spills, transportation accidents that involve oil or chemicals, releases of radioactive materials, sightings of oil sheens on bodies of water, terrorist incidents involving chemicals, incidents where illegally dumped chemicals have been found, and drills intended to prepare responders to handle these kinds of incidents. Data since January 2001 has been received from the National Response System database as the EPA no longer maintains this data.

Tribal Lands: BIA INDIAN LANDS AND NATIVE ENTITIES IN FLORIDA - database of American Indian reservations in Florida.

Tribal Lands: DOI/BIA INDIAN LANDS OF THE UNITED STATES - Database of areas with boundaries established by treaty, statute, and (or) executive or court order, recognized by the Federal Government as territory in which American Indian tribes have primary governmental authority. The Indian Lands of the United States map layer shows areas of 640 acres or more, administered by the Bureau of Indian Affairs. Included are Federally-administered lands within a reservation which may or may not be considered part of the reservation.

BUREAU OF INDIAN AFFIARS CONTACT - Regional contact information for the Bureau of Indian Affairs offices.

State/Tribal Sites: FL DER/DEP/EPA FLORIDA SITES LIST - database of identified facilities and/or locations that the Florida Department of Environmental Regulation has recognized with potential or existing environmental contamination.

SUPERFUND HAZARDOUS WASTE SITES- database that correlates to the NPL list and includes active, delisted, and Federal sites.

State Spills 90: *FDEP* PETROLEUM CONTAMINATION AND CLEANUP REPORTS - database of contaminated facility reports provide the Facility ID, Facility Type, Score, Rank, Operator Information, and Owner Information, for facilities that currently have contamination

State/Tribal SWL: *FDEP* SOLID WASTE FACILITIES LIST - database concerned with the handling of waste and includes locations identified with solid waste landfilling or associated activities involving the handling of solid waste. The presence of a site on this list does not necessarily indicate existing environmental contamination, but rather the potential. The FDEP assigns scores to the sites based on the threat to human health and the environment. The Rank is determined by the site's Score and reflects the state's priority for remedial action on that site. Typically, the lower the Rank value, the greater the priority for remedial action from the state.

State/Tribal LUST: *FDEP* LEAKING UNDERGROUND STORAGE TANKS LIST - database of petroleum storage tank systems that have reported the possible release of contaminants. Included within this list are sites that are in the Florida Early Detection Incentive (EDI) Program, the Abandoned Tank Restoration Program (ATRP) and the Petroleum Liability Insurance Restoration Program (PLIRP). These programs support remedial action or reimbursement for those sites with environmental problems due to leaking fuel storage tanks. Some sites listed in the report have not yet been accepted in these programs.

State/Tribal UST/AST: *FDEP/EPA* STORAGE TANK AND CONTAMINATION MONITORING DATABASE - Database of all storage tank facilities registered with the Department and tracked for active storage tanks, storage tank history, or petroleum cleanup activity. Information includes facility identification number, site location information, and basic storage tank information such as size, placement, substance stored, installation date and current tank status.

TRIBAL LAND UNDERGROUND STORAGE TANKS - database of underground storage tanks that are reported to be on Native American lands. These sites are reported to the region 4 office of the EPA by the local tribal governments. The sites can be identified by their ID: NL-FL- number.

State/Tribal EC: *FDEP* INSTITUTIONAL CONTROLS REGISTRY DATABASE Subset- database of sites that have institutional controls and engineering controls was developed to assist with tracking those properties upon which an institutional control has been imposed pursuant to the provisions contained in Chapters 376 or 403, F.S. For Brownfield sites the ICR has been prepared for the public and local governments to monitor the status of those controls.

State/Tribal IC: *FDEP* INSTITUTIONAL CONTROLS REGISTRY DATABASE - database of institutional controls was developed to assist with tracking those properties upon which an institutional control has been imposed pursuant to the provisions contained in Chapters 376 or 403, F.S. For Brownfield sites the ICR has been prepared for the public and local governments to monitor the status of those controls.

State/Tribal VCP: *FL DEP* VOLUNTARY CLEANUP PROGRAM- A static state wide database of sites that have or may receive a tax credit. Tax credits are issued based on a percentage of the costs of "voluntary" cleanup. In other words, the person conducting cleanup is paying for it rather than the site being cleaned up using state funding through the Drycleaning Solvent Cleanup Program. The following three types of sites may be eligible for tax credits: (1) A drycleaning solvent contaminated site eligible for state-funded site rehabilitation under s. 376.3078(3), F.S.; (2) A drycleaning solvent contaminated site at which cleanup is undertaken by the real property owner pursuant to s. 376.3078(10), F.S., if the real property owner is not also, and has never been, the owner or operator of the drycleaning facility where the contamination exists; or (3) A brownfield site in a designated brownfield area under s. 376.80, F.S.

State/Tribal Brownfields: *FDEP* BROWNFIELDS REDEVELOPMENT PROGRAM DATABASE- database of reports generated from the Brownfield Access Database which tracks the number of designated Brownfield areas, executed Brownfield site rehabilitation agreements, state and federal programs funding, and local Brownfield coordinators' contact information

RADON: *NTIS* NATIONAL RADON DATABASE - EPA radon data from 1990-1991 national radon project collected for a variety of zip codes across the United States.

State Other: *FDEP* SINKHOLES - database of sinkholes from the Florida Geological Survey Sinkholes.
DRYCLEANERS LIST - database of dry cleaning facilities registered with the Department. Information includes facility identification number, site location information, related party (owner) information, and facility type and status. Data is taken from the Storage Tank & Contamination Monitoring database, the registration

repository of dry cleaner facility data.

CATTLE DIPPING VATS - database of vats that were filled with an arsenic solution for the control and eradication of the cattle fever tick. Other pesticides such as DDT were also widely used. This is a static list from 1910 through 1950s.

State Other: *US DOJ* NATIONAL CLANDESTINE LABORATORY REGISTER - Database of 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 U.S. Department of Justice ("the Department"), and the Department has not verified the entry and does not guarantee its accuracy. All sites that are included in this data set will have an id that starts with NCLR.

Environmental FirstSearch Database Sources

NPL: *EPA* Environmental Protection Agency

Updated quarterly

NPL DELISTED: *EPA* Environmental Protection Agency

Updated quarterly

CERCLIS: *EPA* Environmental Protection Agency

Updated quarterly

NFRAP: *EPA* Environmental Protection Agency.

Updated quarterly

RCRA COR ACT: *EPA* Environmental Protection Agency.

Updated quarterly

RCRA TSD: *EPA* Environmental Protection Agency.

Updated quarterly

RCRA GEN: *EPA/MA DEP/CT DEP* Environmental Protection Agency, Massachusetts Department of Environmental Protection, Connecticut Department of Environmental Protection

Updated quarterly

Federal IC / EC: *EPA* Environmental Protection Agency

Updated quarterly

ERNS: *EPA/NRC* Environmental Protection Agency

Updated annually

Tribal Lands: *BIA* Bureau of Indian Affairs

Updated when available

Tribal Lands: *DOI/BIA* United States Department of the Interior

Updated annually

State/Tribal Sites: FL DER/DEP/EPA Florida Department of Environmental Protection, Bureau of Waste Cleanup

Updated quarterly

State Spills 90: FDEP Florida Department of Environmental Protection

Updated quarterly

State/Tribal SWL: FDEP Florida Department of Environmental Protection

Updated annually

State/Tribal LUST: FDEP Florida Department of Environmental Protection

Updated quarterly

State/Tribal UST/AST: FDEP/EPA Florida Department of Environmental Protection

Updated quarterly

State/Tribal EC: FDEP Florida Department of Environmental Protection

Updated quarterly

State/Tribal IC: FDEP Florida Department of Environmental Protection

Updated quarterly

State/Tribal VCP: FL DEP Florida Department of Environmental Protection

Updated no longer available

State/Tribal Brownfields: FDEP The Florida Department of Environmental Protection, Division of Waste Management.

Updated quarterly

RADON: NTIS Environmental Protection Agency, National Technical Information Services

Updated periodically

State Other: FDEP Florida Department of Environmental Protection Storage Tank & Contamination Monitoring.

Florida Department of Environmental Protection Cattle Dipping Vats

Updated quarterly

State Other: US DOJ U.S. Department of Justice

Updated when available

Environmental FirstSearch
Street Name Report for Streets within .25 Mile(s) of Target Property

Target Property: MC DAVID FL 32568

JOB: 090213

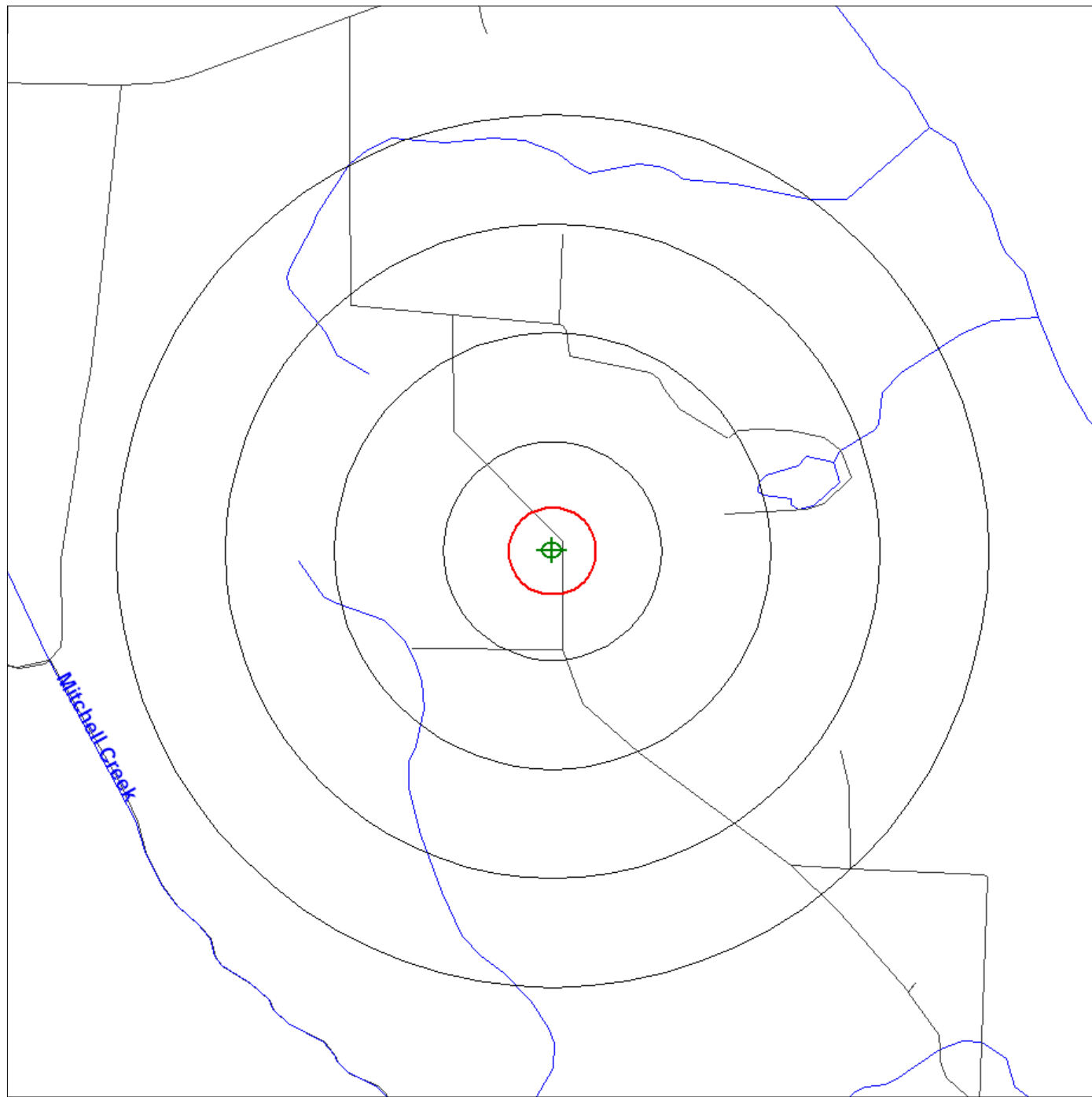
Street Name	Dist/Dir	Street Name	Dist/Dir
Cox Rd	0.04 SW		










Environmental FirstSearch
 1 Mile Radius
 ASTM Map: NPL, RCRA COR, STATE Sites



, MC DAVID FL 32568



Source: 2005 U.S. Census TIGER Files

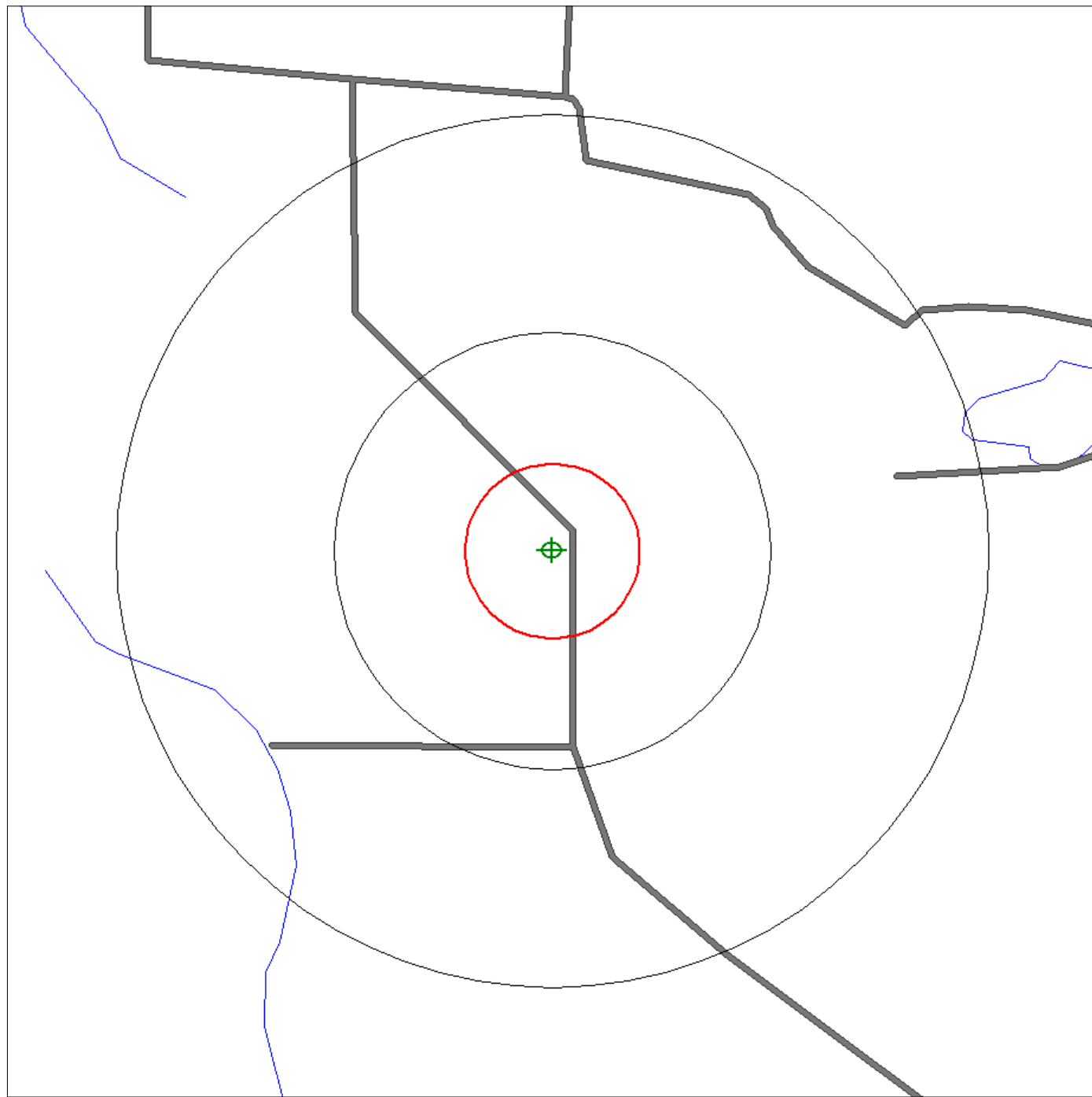
- Target Site (Latitude: 30.931296 Longitude: -87.353286) 
- Identified Site, Multiple Sites, Receptor   
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste 
- Triballand..... 
- Railroads 
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius










Environmental FirstSearch
 .5 Mile Radius
 ASTM Map: CERCLIS, RCRATSD, LUST, SWL



, MC DAVID FL 32568



Source: 2005 U.S. Census TIGER Files

- Target Site (Latitude: 30.931296 Longitude: -87.353286) 
 - Identified Site, Multiple Sites, Receptor   
 - NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
Triballand.....  
 - Railroads 
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius

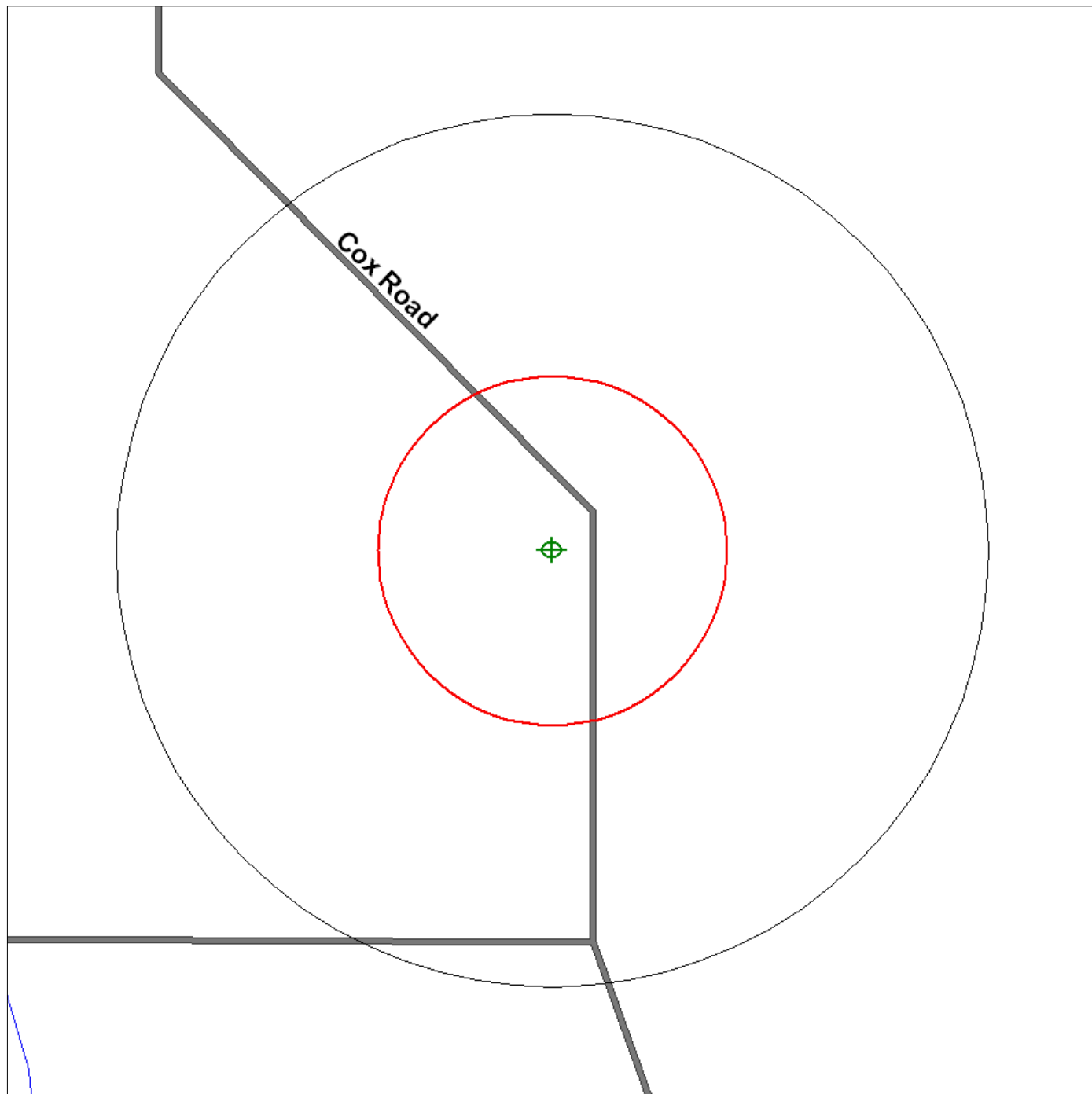


Environmental FirstSearch

.25 Mile Radius
ASTM Map: RCRA GEN, ERNS, UST



, MC DAVID FL 32568



Source: 2005 U.S. Census TIGER Files

- Target Site (Latitude: 30.931296 Longitude: -87.353286)
- Identified Site, Multiple Sites, Receptor
- NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
- Triballand.....
- Railroads



Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius

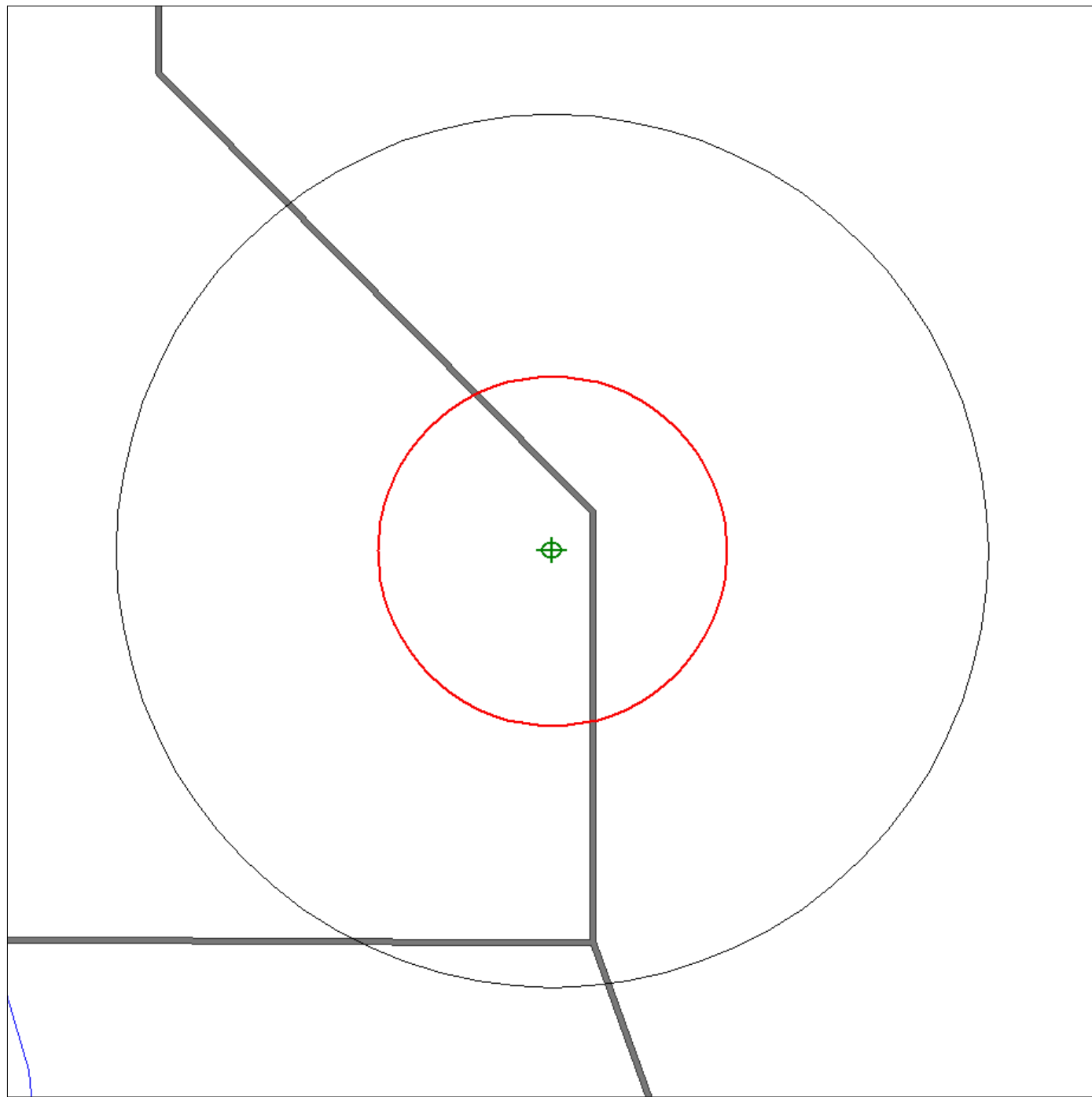


Environmental FirstSearch










.25 Mile Radius
Non-ASTM Map: No Sites Found



, MC DAVID FL 32568



Source: 2005 U.S. Census TIGER Files

- Target Site (Latitude: 30.931296 Longitude: -87.353286) 
 - Identified Site, Multiple Sites, Receptor   
 - NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
Triballand.....  
 - National Historic Sites and Landmark Sites  
 - Railroads 
- Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius

ATTACHMENT C
SITE PHOTOGRAPHS





Photograph No. 1. View, looking north, of the property located off the 1600 block of Cox Road in northern Escambia County, Florida.



Photograph No. 2. View, looking north, of planted pines on the southeastern adjacent property.



Photograph No. 3.

View, looking northeast, of abandoned/demolished mobile homes on the eastern adjacent property.



Photograph No. 4.

View of storm debris from the abandoned/demolished mobile homes on the eastern adjacent property resulting from Hurricane Ivan.



Photograph No. 5.

View of storm debris from the abandoned/demolished mobile homes on the eastern adjacent property resulting from Hurricane Ivan.



Photograph No. 6.

View of storm debris from the abandoned/demolished mobile homes on the eastern adjacent property resulting from Hurricane Ivan.



Photograph No. 7. View of storm debris from the abandoned/demolished mobile homes on the eastern adjacent property resulting from Hurricane Ivan.