

# RELEASE NOTIFICATION FORM

## HAZARDOUS SITES RESPONSE PROGRAM GEORGIA ENVIRONMENTAL PROTECTION DIVISION (Please type or print legibly)

RECEIVED  
Georgia EPD  
MAY - 5 2010  
Hazardous Sites  
Response Program

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

### PART I - PROPERTY INFORMATION

2	EPA ID NUMBER (if applicable)					
3	Tax Map and Parcel ID Number:	18-059-1000-9-0				
4	Site or Facility Name	Fleetwood Carwash				
5	Site Street Address	357 Six Flags Drive				
6	Site City	Austell	County	Cobb	Zip	30168
7	Property Owner	State Bank and Trust				
8	Property Owner Mailing Address	3399 Peachtree Road, NE, Suite 2050				
9	Property Owner City	Atlanta	State	GA	Zip	30326
10	Property Owner Telephone No.	404-920-4501				
11	Site Contact Person	Mr. Steve Stillman	Title			
12	Company Name	Same as above				
13	Site Contact Mailing Address					
14	Site Contact City		State		Zip	
15	Site Contact Telephone No.					
16	Facility Operator		Title			
17	Company Name					
18	Facility Operator Mailing Address					
19	Facility Operator City		State		Zip	
20	Facility Operator Telephone No.					

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

State Bank and Trust Company  
 NAME (Print type or print)

Project Manager  
 TITLE

  
 SIGNATURE

4-27-10  
 DATE

## PART II - - RELEASE INFORMATION

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

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

The source of the tetrachloroethene (PCE) detected in the groundwater at the Project Site is likely from the up-gradient Flags Village Shopping Center (HSI No. 10538), where a drycleaner experienced a release.

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

The date(s) of release are unknown.

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

Groundwater sampling was conducted at the Project Site as part of a potential property foreclosure. The monitoring well sampled on the Project Site was previously installed for plume delineation by the Flags Village Shopping Center Site. That Site has developed a corrective action plan for its release. The status of corrective actions is unknown.

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

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

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

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

Not applicable, as the source of this release is off of the Project Site.

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

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

**PART II - - RELEASE INFORMATION**

(continued)

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

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

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

Name: Premier Child Care

Address: 745 Six Flags Drive

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

See the attached receptor survey.

- Less than 0.5 miles     1 to 2 miles       Greater than 3 miles  
 0.5 to 1 mile       2 to 3 miles

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

Name: Ms. Myrtle Elsner

Address: 481 Six Flags Drive

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

- Yes       No

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

**REQUIRED ATTACHMENTS**

9. **SITE SUMMARY**

A. Attach a summary (no longer than one page) that gives a general description of the property, the areas affected by the release both within and beyond the property boundaries, and any actions taken to investigate, clean up or otherwise remediate the property. The summary shall include a description of the property boundaries of the site and adjacent properties as well as a detailed description of the nature and known or estimated extent of the area of contamination. Describe any additional relevant information concerning the nature of the release. In addition to the one page summary, other information concerning the property may also be attached. **SEE ATTACHMENT 9A: Site Summary**

B. Attach a site map that shows known or suspected sources as well as the locations of all samples collected at the site. The site map should include outlines of buildings as well as covered ground areas (e.g., parking lots or other paved areas). A legend should be provided to explain any symbols used on the map. **SEE ATTACHMENTS 9B1, and 9B2: Figures**

10. **U.S.G.S. Topographic Map**

Along with this form, you MUST submit an original U.S.G.S. topographical map (1:24,000) with the geographic center of the site clearly marked. See instructions for information on how to obtain an original of the map on which your site is located. **SEE ATTACHMENT E.**





## ATTACHMENT 9A: Site Summary

Fleetwood Carwash (Project Site)  
Austell, Cobb County, Georgia  
Project No. 2010.0154.02

The Project Site consisted of a 0.35-acre tract of land, which was developed with a single-story structure. Until recently, the property operated as a car wash. Another portion of the property was previously operated as an emissions facility. A groundwater monitoring well is located on the southeast corner of the Project Site. The monitoring well was previously installed as part of the plume delineation for the adjacent Flags Village Shopping Center Site (HSI No. 10538), located north of the Project Site. Please note that there is one sub-listed property that is part of the Flags Village Shopping Center Site. It is the Premier Preschool and Childcare Center facility located to the north of the Project Site within 300 feet.

As obtained from the Flags Village Shopping Center Site regulatory file, analytical groundwater data obtained in September 2003 and September 2005 from the monitoring well on the Project Site indicated the presence of methyl tert-butyl ether (MTBE) at a concentration of 51 micrograms per liter ( $\mu\text{g/L}$ ). Analytical groundwater data obtained in September 2005 from that monitoring well indicated the presence of MTBE and tetrachloroethene (PCE) at concentrations of 200  $\mu\text{g/L}$  and 43  $\mu\text{g/L}$ , respectively.

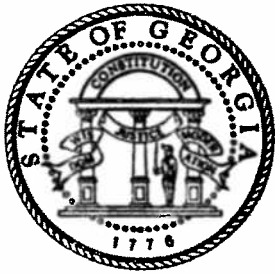
As part of a potential property foreclosure, United Consulting sampled groundwater from the monitoring well on the Project Site in March 2010. The analytical testing of the groundwater sample indicated the presence of MTBE and PCE at concentrations of 96  $\mu\text{g/L}$  and 42  $\mu\text{g/L}$ , respectively.

Attachment 9B1 illustrates the location of the Project Site. Attachment 9B2 illustrates the layout of the Site and the location of the monitoring well.

United Consulting conducted a receptor survey in April 2010. Data collected through the survey identified one drinking water well within 0.5 miles of the Project Site. Information obtained through the receptor survey is included in Attachment C.

RQSM Groundwater Pathway calculations were performed for the chemical detected in the groundwater that is regulated under the HSRP Rules (PCE). Scoring justifications, which were all conservative, are included with the RQSM Calculations in Attachment D. Based on these conservative scoring calculations, the highest Groundwater Pathway score was 16.26, which is above the threshold of 10.

# RELEASE NOTIFICATION/REPORTING FORM



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

RECEIVED  
 Georgia EPD

MAY 7 2010

Hazardous Sites  
 Response Program

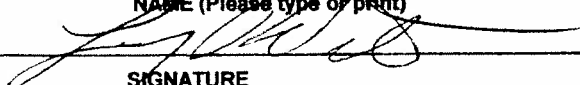
1. The information provided in this form is for:  
 Initial Release Notification  
 Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)					
3	Tax Map and Parcel ID Number:				Acreage	
4	Site or Facility Name	Grantville Mill				
5	Site Street Address	41 Industrial Way				
6	Site City	Grantville	County	Coweta	Zip	30220
7	Property Owner	Grantville Mill, LLC				
8	Property Owner Mailing Address	3098 Happy Valley Circle				
9	Property Owner City	Newnan	State	Georgia	Zip	30263
10	Property Owner Telephone No.	678-953-2126				
11	Site Contact Person	Larry R. Witt	Title	Manager		
12	Site Contact Company Name					
13	Site Contact Mailing Address					
14	Site Contact City		State		Zip	
15	Site Contact Telephone No.					
16	Facility Operator Contact Person		Title			
17	Facility Operator Company Name					
18	Facility Operator Mailing Address					
19	Facility Operator City		State		Zip	
20	Facility Operator Telephone No.					

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

Larry R. Witt Manager  
 NAME (Please type or print) TITLE  
 5 May 2010  
 SIGNATURE DATE

## PART II – RELEASE INFORMATION

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

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

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

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

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

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

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

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

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

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

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

Unknown

## PART II -- RELEASE INFORMATION

(Continued)

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

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

Less than 300 feet  
 301 to 1000 feet

1001 to 3000 feet  
 3001 to 5280 feet

Greater than 1 mile

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

Name: Unknown

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

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

Less than 0.5 miles  
 0.5 to 1 mile

1 to 2 miles  
 2 to 3 miles

Greater than 3 miles

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

Name: Grantville Mill, LLC

Address: 41 Industrial Way - Grantville, Georgia 30220

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

Yes

No

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

### REQUIRED ATTACHMENTS

#### 9. SITE SUMMARY

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

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

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

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







# RELEASE NOTIFICATION FORM

HAZARDOUS SITES RESPONSE PROGRAM  
 GEORGIA ENVIRONMENTAL PROTECTION DIVISION  
 (Please type or print legibly)

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

RECEIVED  
 Georgia EPD

MAY 10 2010

Hazardous Sites  
 Response Program

## PART I -- PROPERTY INFORMATION

2	EPA ID NUMBER (if applicable)	N/A			
3	Tax Map and Parcel ID Number:	14-0012-0006-033-2			
4	Site or Facility Name	880 Glenwood, LLC			
5	Site Street Address	880 Glenwood Ave.			
6	Site City	Atlanta	County	Fulton	Zip 30316
7	Property Owner	880 Glenwood, LLC			
8	Property Owner Mailing Address	c/o 1349 West Peachtree Street, 2 Midtown Plaza, Suite 1100			
9	Property Owner City	Atlanta	State	GA	Zip 30309
10	Property Owner Telephone No.	(404) 557-0100			
11	Site Contact Person	W. Colin Cavill	Title	Member	
12	Company Name	880 Glenwood, LLC			
13	Site Contact Mailing Address	c/o 1349 West Peachtree Street, 2 Midtown Plaza, Suite 1100			
14	Site Contact City	Atlanta	State	GA	Zip 30309
15	Site Contact Telephone No.	(404) 557-0100			
16	Facility Operator	Not Applicable	Title		
17	Company Name				
18	Facility Operator Mailing Address				
19	Facility Operator City		State		Zip
20	Facility Operator Telephone No.				

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

W. Colin Cavill, 880 Glenwood, LLC

Member

NAME (Please type or print)

TITLE

SIGNATURE

*W. Colin Cavill*

DATE

## PART II -- RELEASE INFORMATION

Page 2 of 3

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

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

The suspected source of PAHs in groundwater was fill material utilized from off-site in the north end of the property. The VOC impacts to groundwater were in an upgradient well and appear to originate off-site.

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

There is no identified release date of when the off-site fill material was placed.

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

880 Glenwood, LLC is taking the property through the Georgia Brownfield Program.

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

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

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

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

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

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

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 3

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

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

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

Name: Bill Kennedy Way Townhomes

Address: 475 Bill Kennedy Way

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

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

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

Name: No drinking water wells identified in well survey within 3 miles.

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

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

Yes                       No

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

### REQUIRED ATTACHMENTS

#### 9. SITE SUMMARY

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

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

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

Along with this form, you MUST submit an original U.S.G.S. topographical map (1:24000) with the geographic center of the site clearly marked. See instructions for information on how to obtain an original of the map on which your site is located.



**PART IV - GROUNDWATER RELEASE INFORMATION**

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

REGULATED SUBSTANCE	CAS NUMBER	HIGHEST DETECTED CONCENTRATION (SPECIFY UNITS)	SAMPLE DEPTH BELOW GROUND SURFACE (FEET)
cis 1,2-DICHLOROETHENE	156592	0.011 mg/L	35 ft
CHLOROFORM	67663	0.0053 mg/L	27 ft
TRICHLOROETHENE	79016	0.0085 mg/L	27 ft
NAPHTHALENE	91203	0.013 mg/L	35 ft
PHENANTHRENE	85018	0.022 mg/L	35 ft
Barium	7440393	0.510 mg/L	35 ft

**NOTES:**

**HSRA Notification One Page Summary**  
**880 Glenwood Avenue**  
**Atlanta, Fulton County, Georgia**

880 Glenwood, LLC applied to and was accepted into the Georgia Brownfield Program prior to acquiring the subject property in November 2008. A prospective purchaser Corrective Action Plan (CAP) was submitted and approved by letter from EPD on November 19, 2008. During implementation of the CAP, impacts to groundwater were identified in monitoring well TW-4 (TCE and Chloroform) and SB/TW-6 (cis 1,2 DCE, Phenanthrene, and Napthalene). Impacts in TW-4 appear to be from an upgradient source off the property.

Impacts were also identified in groundwater from monitoring well SB/TW-6 and appear to be associated with previously placed fill material in the north end of the property and from the upgradient source associated with TW-4. A Compliance Status Report (CSR) is currently being prepared to document compliance with applicable soil risk reduction standards for the Property. The attached **Figure 1**, provides the previously completed groundwater sample locations. There are no identified impacts in soil on site that exceed known Hazardous Site Response Act (HSRA) notification concentrations.

The Property is immediately bordered by Glenwood Avenue to the south, a developed parcel consisting of mixed use residential/commercial to the east and south (owned and developed by Charles Brewer/Green Street Properties), LaFarge (a concrete manufacturer and former Williams Brothers Concrete property) to the north, and LaFarge property to the west. South of Glenwood Avenue is a storage yard for LaFarge's concrete manufacturing operations and a high school. East of the Property is Railroad Avenue and newly constructed townhouses/condominiums and retail space (also owned by Green Street Properties) and to the north of LaFarge's concrete operation is Interstate 20.

4941

# RELEASE NOTIFICATION/REPORTING FORM



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

RECEIVED  
 Georgia EPD  
 MAY 17 2010  
 Hazardous Sites  
 Response Program

1. The information provided in this form is for:

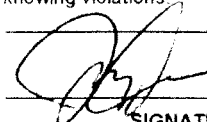
- Initial Release Notification
- Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)	NA			
3	Tax Map and Parcel ID Number:	12-2534-0612-023-7	Acreage	11.77	
4	Site or Facility Name	Retail Center			
5	Site Street Address	1570 Holcomb Bridge Road			
6	Site City	Roswell	County	Fulton	Zip 30076
7	Property Owner	LN Holcomb Woods LLC			
8	Property Owner Mailing Address	4475 River Green Pkwy			
9	Property Owner City	Duluth	State	GA	Zip 30096
10	Property Owner Telephone No.	214-549-6048			
11	Site Contact Person	Becky Welch	Title	Property Manager	
12	Site Contact Company Name	The Hayman Company			
13	Site Contact Mailing Address	5700 Crooks Rd			
14	Site Contact City	Troy	State	MI	Zip 48098
15	Site Contact Telephone No.	(404) 735-4871			
16	Facility Operator Contact Person	Jerry Tonn	Title	Receiver	
17	Facility Operator Company Name	The Hayman Company			
18	Facility Operator Mailing Address	5700 Crooks Rd			
19	Facility Operator City	Troy	State	MI	Zip 48098
20	Facility Operator Telephone No.	214-549-6048			

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

  
 Jerry Tonn, SVP of The Hayman Company,  
 NAME (Please type or print)

Receiver for LN Holcomb Woods LC  
 TITLE

SIGNATURE

DATE

5/10/10

## PART II -- RELEASE INFORMATION

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

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

Unknown

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

Unknown

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

**Two subsurface investigations were performed:**

- A 1995 soil investigation

- A 2010 soil and groundwater investigation

These investigations are further described in the site summary

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

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

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

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

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

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

The materials covering the contamination are retail building (concrete slab) and parking areas and loading/unloading areas for the retail businesses (asphalt).

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 5

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

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

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

Name: Kimberly H. McCall

Address: 765 Waterbrook Terrace, Roswell, GA 30076

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

- Less than 0.5 miles       1 to 2 miles       Greater than 3 miles  
 0.5 to 1 mile       2 to 3 miles

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

Name: unknown

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

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

- Yes       No

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

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

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

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

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

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





**HSRA SITE SUMMARY**  
**Retail Center**  
**1570 Holcomb Bridge Road**  
**Roswell, GA 30076**

**April 2010**

The Retail Center located at 1570 Holcomb Bridge Road in Roswell, Georgia (the "Site") occupies an 11.77-acre parcel and is developed with a 108,000-square foot building containing multiple tenant spaces. The entire Site is covered with concrete/asphalt with the exception of small landscaped areas bordering the buildings. The USGS Quadrangle Map (Figure 1) and the Site Plan (Figure 2) are included in Exhibit A. Laboratory analytical data sheets for sample data related to this notification are included in Exhibit B.

Tenant space 110 has been used by Professional Cleaners since 1994. Two subsurface investigations were performed on this site:

1. A 1995 soil investigation during which 5 soil samples were collected beneath the dry cleaners' tenant space at depths of 0-6 feet below ground surface (bgs). The 2010 Phase II report (described below) stated that no VOCs were detected during the 1995 sampling event. The 1995 sample locations are included in Exhibit B. No laboratory data was provided.
2. The March 2010 Phase II investigation included the advancement of four soil borings to a depth of between 40-45 feet bgs adjoining, and down-gradient of the dry cleaners' tenant space. Field screening of the soil using a photo-ionization detector (PID) did not detect any evidence of a release. The borings were converted into temporary monitoring wells. Groundwater samples were collected from each well and analyzed for VOC. Two VOCs were detected at the Site, chloroform and tetrachlorethene (PCE), both below their respective Maximum Concentration Levels (MCLs). Sample locations are shown in Exhibit B. Laboratory results and boring logs are included in Exhibit C.

# RELEASE NOTIFICATION/REPORTING FORM



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

RECEIVED  
 Georgia EPD  
 MAY 17 2010  
 Hazardous Sites  
 Response Program

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

## PART I - PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (If applicable)	NA			
3	Tax Map and Parcel ID Number:	14P-0056 LL0736	Acreage	1.28	
4	Site or Facility Name	Multistone USA, Inc.			
5	Site Street Address	4555 Frederick Court			
6	Site City	Near Atlanta	County	Fulton	Zip 30336
7	Property Owner	Multistone USA, Inc.			
8	Property Owner Mailing Address	4555 Frederick Court, Near Atlanta, GA 30336			
9	Property Owner City	Atlanta	State	GA	Zip 30336
10	Property Owner Telephone No.	770-331-3264			
11	Site Contact Person	Trevor Erridge	Title	Owner	
12	Site Contact Company Name	Multistone USA Inc			
13	Site Contact Mailing Address	4555 Frederick Court			
14	Site Contact City	Atlanta	State	GA	Zip 30336
15	Site Contact Telephone No.	770-331-3264			
16	Facility Operator Contact Person	Trevor Erridge	Title		
17	Facility Operator Company Name	Multistone USA, Inc.			
18	Facility Operator Mailing Address	4555 Frederick Court			
19	Facility Operator City	Atlanta	State	GA	Zip 30336
20	Facility Operator Telephone No.	770-331-3264			

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

Submitted For Multistone USA, Inc. property owner  
 NAME (Please type or print) of record, by Zions Bank as lien holder of record  
 SIGNATURE DATE  
 in advance of Foreclosure.

## PART II -- RELEASE INFORMATION

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

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

1. Source of this release (i.e., drums, tanks, spills, wastepile etc.). Provide specific information on the suspected or known source of the release, including the source of this information: *Unknown*  
*Multistone USA on site ~ 10 years.*  
*Site used by Hardware Co., Gould Inc Hose & Coupling Div.,*  
*Standard Silica + Sand, Atlanta Screen Print,*  
*DIC, Intown Design (From Phase I ESA)*
2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):  
*Unknown*

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

*Limited Subsurface Investigation (SII) for*  
*property transfer, Identified release.*

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

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

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

*Locked chain-link fence. Partially occupied.*

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

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

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

*asphalt parking lot + bare dirt*

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 5

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

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

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

Name: Un Known  
Address: Cornell Blvd SW (from aerial photo)

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

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

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

Name: UNKNOWN  
Address: \_\_\_\_\_

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

Yes       No

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

### REQUIRED ATTACHMENTS

#### 9. SITE SUMMARY

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

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

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

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





**LIMITED SUBSURFACE INVESTIGATION  
OF A LIGHT INDUSTRIAL OFFICE/WAREHOUSE BUILDING  
LOCATED AT 4555 FREDERICK COURT IN UNINCORPORATED  
FULTON COUNTY, NEAR ATLANTA, GEORGIA**

**(MultiStone USA, Inc. Property)**

**1.0 INTRODUCTION**

Zions First National Bank (Zions Bank) holds a secured interest in a light industrial office/warehouse property occupied by MultiStone USA, Inc. located 4555 Frederick Court in unincorporated Fulton County, near Atlanta, Georgia (*subject property or site*). The subject property is located along the north side of Frederick Court about 2.5 miles west of the interchange of Interstates 20 and 285 (Highway 407) approximately 3/4-mile southwest of the Fulton County Airport (Figure 1). The subject property is located approximately 8.5 miles west of downtown Atlanta, which is the Fulton County seat. The natural landscape of the site vicinity can be generally described as rolling hills and broad smooth uplands along the Chattahoochee River, which consists of wooded areas and urban development (Figure 2). The subject property is an irregularly-shaped, 1.28-acre parcel of land with about 195 feet of frontage along Frederick Court and bordered by similar and larger sized light-industrial land use properties and public thoroughfares. The subject property has been improved with a single-story concrete block building with interior steel-framing over a concrete slab-on-grade foundation that reportedly provides 3,325 square feet of office and production space and provides 14,800 square feet of warehouse space, for a gross building area of 18,125 square feet, a material storage area, access drives, and landscaping. The Limited Subsurface Investigation (LSI) was undertaken to evaluate specific environmental issues identified during a Phase I Environmental Site Assessment (ESA) completed on 21-Jan-2010. These issues are summarized in Section 1.1. As noted above, this investigation was undertaken prior to the exercise of enforcement of Zions Bank's secured interest in the subject property to identify if operations conducted on the site by the mortgagor and/or current and historic site uses have impacted the subject property.

**1.1 Background**

A Phase I ESA, "Phase I Environmental Site Assessment of a Light Industrial Office/Warehouse Building Located at 4555 Frederick Court in Unincorporated Fulton County, Near Atlanta, Georgia," was conducted on the subject property by EarthTouch, Inc (EarthTouch). This document should be referred to as necessary with respect to the background conditions of the site. The Phase I ESA identified *recognized environmental conditions* associated with the presence of hazardous and non-hazardous regulated substances and the use of the site from the 1960s to the present as King Hardware Company Offices, Gould, Inc. Hose and Coupling Division, Standard Sand & Silica Company, Atlanta Screen Print, IIC Corporation, Intown Design, Enterprises, Inc., and MultiStone USA, Inc. Additional comments in the Phase I ESA identified that the subject property is located in an industrial area.

MAY 19 2010

Hazardous Sites  
Response Program

4943

RELEASE NOTIFICATION/REPORTING FORM



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

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

PART I -- PROPERTY INFORMATION  
(Please type or print legibly)

2	EPA ID NUMBER (if applicable)			
3	Tax Map and Parcel ID Number	12-241-24-603	Acres	0.7
4	Site or Facility Name	EL Nuevo New York		
5	Site Street Address	1705 Murray St. (aka 1705 E. Morris St.)		
6	Site City	Dalton	County	Whitfield
7	Property Owner	Kevin O'Halloran (Receiver)		
8	Property Owner Mailing Address	100 Peachtree Street, Suite 1475		
9	Property Owner City	Atlanta	State	GA
10	Property Owner Telephone No.	(404) 523-3210 Ext. 23		
11	Site Contact Person		Title	
12	Site Contact Company Name			
13	Site Contact Mailing Address			
14	Site Contact City		State	
15	Site Contact Telephone No.		Zip	
16	Facility Operator Contact Person		Title	
17	Facility Operator Company Name			
18	Facility Operator Mailing Address			
19	Facility Operator City		State	
20	Facility Operator Telephone No.		Zip	

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

KEVIN O'HALLORAN  
 NAME (Please type or print)  
 KEVIN O'HALLORAN  
 TITLE  
 RECEIVER  
 SIGNATURE  
 DATE  
 5/11/2010

PART II -- RELEASE INFORMATION

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

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

A dry cleaners operated inside the building on the property in the 1950s and 1960s, according to historic city directory information and the son of the owner of the dry cleaners, Mr. David Treadwell.

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

Specific release dates are unknown, however the dry cleaners operated on the property in the 1950s and 1960s. Based on the lab results, it appears that a release of liquid mineral spirits (stoddard solvent) occurred.

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

Two subsurface investigations consisting of the advancement of soil borings, installation of temporary ground water monitoring wells, soil sampling, soil screening, ground water sampling, and subsequent laboratory analysis of soil and groundwater samples.

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

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

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

The affected area is located beneath the concrete floor slab located on the interior of the property building. The property building is locked and vacant.

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

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

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

Approximately 4-6 inch thick concrete floor slab.

## PART II -- RELEASE INFORMATION

(Continued)

Page 3 of 5

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

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

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

Name: John + Nannie Keith  
Address: 310 Pine Hill Road Dalton, GA 30721

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

- Less than 0.5 miles       1 to 2 miles       Greater than 3 miles  
 0.5 to 1 mile       2 to 3 miles

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

Name: N/A No wells within 3.0 miles  
Address: \_\_\_\_\_

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

- Yes       No

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

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

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

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

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

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





# RELEASE NOTIFICATION/REPORTING FORM



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

RECEIVED  
 Georgia EPD  
 MAY 20 2010  
 Hazardous Sites  
 Response Program

1. The information provided in this form is for:

- Initial Release Notification  
 Supplemental Notification

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)	N/A			
3	Tax Map and Parcel ID Number:	089-01001021	Acreage	1.24 acres	
4	Site or Facility Name	Cool's Corners Shopping Center			
5	Site Street Address	1775-1789 Highway 42 North			
6	Site City	McDonough	County	Henry	Zip 30253
7	Property Owner	Cool's Corner Associates LLC			
8	Property Owner Mailing Address	493 Ponce De Leon Manor			
9	Property Owner City	Atlanta	State	GA	Zip 30307
10	Property Owner Telephone No.	404-909-1852			
11	Site Contact Person	Mr. Henry Lorber	Title	Manager	
12	Site Contact Company Name	Cool's Corner Associates, LLC			
13	Site Contact Mailing Address	493 Ponce De Leon Manor			
14	Site Contact City	Atlanta	State	GA	Zip 30307
15	Site Contact Telephone No.	404-909-1852			
16	Facility Operator Contact Person	Dennis Hames	Title		
17	Facility Operator Company Name	Hames Cleaners			
18	Facility Operator Mailing Address	1779 Highway 42 North			
19	Facility Operator City	McDonough	State	GA	Zip 30253
20	Facility Operator Telephone No.	678-432-1432			

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

NAME (Please type or print)

SIGNATURE

TITLE

DATE

HENRY L. LORBER  
 COOL'S CORNERS ASSOCIATES LLC

MANAGER

5-18-2010

## PART II -- RELEASE INFORMATION

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

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

The suspected source of the release is from the Hames Cleaners facility located on the property.

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

Release dates - Unknown, Physical State of Material - Liquid

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

Soil sampling and analyses was performed by IVI Environmental, Inc. on January 22, 2010. Soil borings were installed to depths of 29 feet and groundwater was not encountered. No groundwater samples were collected during the assessment.

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

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

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

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

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

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

The soil sample which was found to exceed HSRA Notification Concentrations was collected inside of the dry cleaning facility. The building is constructed on a six-inch concrete slab.

## PART II -- RELEASE INFORMATION

(Continued)

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

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

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

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

Name: Residence

Address: Old Ivy Path, McDonough, Georgia

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

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

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

Name: \_\_\_\_\_

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

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

Yes       No

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

---

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

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

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

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

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





**Site Summary**  
Cool's Corner Shopping Center  
1775-1789 Highway 42  
McDonough, Henry County, Georgia

In January 2010, IVI Environmental, Inc. was retained by Wells Fargo Bank to complete a limited Phase II Environmental Site Assessment of the property located at 1775-1789 Highway 42, North in McDonough, Henry County ("subject property") (see Figure 1, Site Location Map). Hames Cleaners has operated a dry cleaning facility at this location since 1999. Based on these findings, further environmental assessment of the property was recommended.

IVI Environmental installed a total of five soil borings on the Site (see Figure 2 for soil boring locations) on January 22, 2010. Two of the soil borings (B-1 and B-2) were located inside of the Hames Cleaners space and were installed using a hand auger. Borings B-3, B-4 and B-5 were installed using a bobcat mounted Geoprobe 660B rig operated by ESN Southeast.

Soil borings B-1 and B-2 were advanced within the dry cleaner tenant space in the vicinity of the dry cleaning machine and waste storage. Borings B-3, B-4 and B-5 were installed outside of the building. Boring B-3 was installed in the presumed up gradient location of the dry cleaner. Borings B-4 and B-5 were advanced in the presumed down gradient location.

The soil borings installed inside of the tenant space were advanced to a depth of three (3) feet below ground surface (bgs) where refusal was encountered. The soil borings located outside of the building were advanced to depths of 14 feet to 29 feet bgs. Groundwater was not encountered in any of the borings.

The soil samples were screened in the field using a photoionization detector (PID). IVI identified slightly elevated PID readings in borings B-1 (4.8 ppm) and B-2 (5.1 ppm). No elevated PID readings were observed in the outside borings. Soil boring logs are included in Attachment A.

The samples were delivered to Accutest Laboratories in Orlando, Florida. Each sample was analyzed for volatile organic compounds using SW 846 Method 8260B. The results of the soil sample analyses are summarized in Table 1. The complete analytical report is included in Attachment B.

# RELEASE NOTIFICATION/REPORTING FORM



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

**RECEIVED**  
 Georgia EPD  
**MAY 27 2010**  
 Hazardous Sites  
 Response Program

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

## PART I -- PROPERTY INFORMATION

(Please type or print legibly)

2	EPA ID NUMBER (if applicable)				
3	Tax Map and Parcel ID Number:	J14C 115 & J14C 114	Acreage		
4	Site or Facility Name				
5	Site Street Address	306 & 308 Broad Street			
6	Site City	Rome	County	Floyd	Zip 30161
7	Property Owner	Broad Street, LLC			
8	Property Owner Mailing Address	501 E 6 <sup>th</sup> Street			
9	Property Owner City	Rome	State	Georgia	Zip 30161
10	Property Owner Telephone No.	706-236-5736			
11	Site Contact Person	Ira Levy	Title	Owner	
12	Site Contact Company Name	Broad Street, LLC			
13	Site Contact Mailing Address	501 E 6 <sup>th</sup> Street			
14	Site Contact City	Rome	State	Georgia	Zip 30161
15	Site Contact Telephone No.	706-236-5736			
16	Facility Operator Contact Person		Title		
17	Facility Operator Company Name				
18	Facility Operator Mailing Address				
19	Facility Operator City		State		Zip
20	Facility Operator Telephone No.				

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

Ira Levy NAME (Please type or print)	Owner TITLE
SIGNATURE	5/25/10 DATE

## PART II -- RELEASE INFORMATION

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

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

The building 308 Broad Street formerly housed a drycleaners. A historical UST was indicated to have been located to the north of the subject property. See Site Summary.

**2. Release date(s) and any known information about the history of the release, including the physical state of the material (solid, powder/ash, liquid/gas, sludge) and the quantity of material released (lbs, cubic yards, etc.):**  
No knowledge of the history of the release, its quantity, or the physical state of the material.

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

Geo-Hydro was contracted to perform a limited Phase II Environmental Site Assessment for the subject property.

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

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

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

Contact Ira Levy for keys to 308 Broad Street. 306 Broad Street is an excavated building that may be accessed by removing a fence at the southern end of the building and descending by ladder.

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

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

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

The 306 Broad Street location is an excavated building whose ground surface is located approximately 10 feet below street level. In the 308 Broad Street building, approximately three slabs were encountered before soils were reached. Another slab was encountered at 7 feet.

## PART II -- RELEASE INFORMATION

(Continued)

Page 2 of 4

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

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

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

Name: Rome City School

Address: 508 East Second Street, Rome, Georgia 30161

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

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

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

Name: Unknown, unable to identify

Address: Unknown, unable to identify

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

Yes       No

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

## REQUIRED ATTACHMENTS

### 9. SITE SUMMARY

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

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

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

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



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**PART IV -- GROUNDWATER RELEASE INFORMATION**

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

Regulated Substance	CAS Registry Number	Highest Detected Concentration (Specify Units)	Sample Depth Below Ground Surface (Feet)
Napthalene	91203	11 ug/L	16 feet below street grade, 6 feet below ground surface
Acananaphthalene	83329	17 ug/L	16
Flourene	86737	12 ug/L	16
Phenanthrene	85018	13 ug/L	16
Flouranthene	206440	17 ug/L	16
Pyrene	129000	14 ug/L	16
Cyclohexane	110827	28 ug/L	16
Isopropylbenzene	98828	15 ug/L	16
Tetrachloroethene	127184	170 ug/L	27 ft bgs
Trichoroethene	79016	10 ug/L	27

## SITE SUMMARY

### 1.0 PROJECT INFORMATION

The subject property is located at 306 and 308 Broad Street in Rome, Floyd County, Georgia (Plate 1). The site is currently occupied by a vacant former dry cleaning facility and an excavated building shell (Plate 2). Broad Street borders the subject property to the north. Commercial properties adjoin the subject property to the north, east, south, and west. Figure 1 identifies the subject property location. Figure 3 identifies neighboring property use.

Contour Environmental, LLC performed a Phase I Environmental Site Assessment (ESA) dated September 10, 2009, which identified the historical use of the 308 Broad Street building as a drycleaner. The report also indicated that a historical underground storage tank was formerly located north of the subject property. Geo-Hydro Engineers, Inc. (Geo-Hydro) was subsequently contracted to perform a Phase II ESA at designated locations on the subject property only. Figure 2 identified the soil and groundwater sampling locations.

### 2.0 ENVIRONMENTAL INVESTIGATION AND SAMPLING RESULTS

Field sample collection was performed on October 28, 2009. Atlas Geo-Sampling Company was contracted by Geo-Hydro to provide direct push technology (DPT) and hand auger sampling for collection of soil and groundwater samples from the subject property. Hand auger DPT01 was located in the 306 Broad Street excavated building shell, whose ground surface is located approximately 10 feet below street level (Plate 3). Groundwater was encountered at six feet below ground surface. Test probe DPT02 (Plate 4) was located in the northern portion of the 308 Broad Street building and groundwater was encountered at 19 feet. Test probe DPT03 (Plate 5) was located in the southern portion of the 308 Broad Street building, in the suspected vicinity of the former dry cleaning machinery (due to the solid flooring in this area). Approximately three slabs were encountered before soils were reached. Another slab was encountered at 7 feet. A horizon of black material was encountered from 8-9 feet, and another from 12-14 feet (Plate 6). These intervals were sampled for suspected metals. Groundwater was encountered at 27 feet, although no soil samples were able to be recovered below 16 feet due to the hardness of the soils. Laboratory analytical results detected Lead and Isopropylbenzene in soil sample DPT03(12-14) above HSRA Soil Concentrations That Trigger Notification Levels. Laboratory analysis detected VOCs in all groundwater samples, and PAHs in DPT01-GW. The extent of contamination is unknown. The approximate soil and groundwater sample locations are shown on Figure 2.

### 3.0 WATER WELL SURVEY

Geo-Hydro performed a water well survey within a mile radius of the subject property. The survey was conducted by driving along all streets within a mile radius of the subject property and attempting to visually identify drinking water wells. No wells were identified within a 1-mile radius by either visual survey or by information provided by the U.S. Geological Survey, Georgia District Office (USGS). However, the USGS identified four wells within a 3-mile radius. No additional information on the nature of these wells is available from the City of Rome Environmental Health Department or the City of Rome Water Department. The approximate water well locations identified by the USGS are shown on Figure 3.