

**PHASE I
Environmental Site Assessment Update**

**LITTON GUIDANCE & CONTROL SYSTEMS
19601 Nordhoff Street
Northridge, California**

AES Project No. 99-136

April 9, 1999

Submitted To:

**THE KRAUSZ COMPANIES, INC.
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REA No. 05032

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1.0 INTRODUCTION

This report presents the results of an Update to a Phase I Environmental Site Assessment conducted by American Environmental Specialists Co. (AES) in October 1996, of the property located at 19601 Nordhoff Street in Northridge, California (Site). The property is occupied by Litton Guidance and Control Systems (Litton). The objective of the Phase I Environmental Site Assessment (Phase I) Update was to provide The Krausz Companies, Inc. with information regarding potential areas of environmental concern that may be associated with activities both on and in the vicinity of the Site.

The information presented in this report is based on the following:

- Site reconnaissance to identify areas of potential environmental concern on the Site;
- Survey of the adjacent properties to see if hazardous substances were observed or if conditions existed which appeared likely to impact the environmental integrity of the Site;
- A review of public records to identify sites of environmental concern on or within a radius of the Site as determined by ASTM; and
- AES's Phase I Environmental Site Assessment Report dated October 7, 1996.

2.0 SITE DESCRIPTION AND CURRENT USES

The Site is located at 19601 Nordhoff Street in Northridge, California. The location of the Site is shown on **Figure 1**. The Site is an L-shaped parcel comprising approximately 29.5 acres. The southern two-thirds of the Site is a rectangular-shaped parcel developed with the main 310,000 square foot office and production building, an 8,000 square-foot maintenance shop, a 4,000 square-foot storage building, a 4,450 square-foot former machine shop, chemical and other smaller storage buildings, and maintenance yard areas. South of the buildings and yard areas are parking lots and landscaped areas along the south central and southeast portions of the Site, and a grapefruit orchard on the southwest portion of the Site. The northeastern one-third of the Site is occupied by the main parking lot that services the Litton facility. The layout of the Site is shown on **Figure A.3 - Site Plan**.

The site is occupied by Litton Guidance and Control Systems. The facility operation is for the design, production, and testing of components for guidance, identification, and control systems used in military aerospace applications.

3.0 SITE RECONNAISSANCE

Ms. Robin Kim, an associate at AES, conducted a site reconnaissance on April 8, 1999. Mr. James Wall, the facility's environmental health and safety manager escorted us. Photographs inside the facility were restricted due to the confidential nature of the facility operations.

During our walk-through of the facility we observed the use, handling, storage and disposal practices of the various hazardous materials and other regulated and unregulated chemical products on the Site, with particular emphasis on those items that have changed since the October 1996 Phase I Assessment. We observed the main building including office, production, laboratory, testing and maintenance areas, the maintenance building and associated yard, the storage building, the chemical storage buildings and associated yard, and the emergency water tank area and associated pump house. The machines and equipment in the former machine shop have mostly been moved to Litton's Woodland Hills facility, and this building is currently empty except for a few remaining pieces of equipment.

The chemical compounds we observed on the Site were essentially the same as the chemicals described in the October 1996 Phase I Environmental Site Assessment. Smaller quantities of chemicals are used and stored primarily in the maintenance shop, the main building's laboratory, testing and production areas, and three spray-paint booths. Larger quantities of fresh and waste chemicals are stored in 55-gallon drums and other appropriate containers in the north and south units, respectively, of the chemical storage building. The predominant chemicals observed on the site were isopropyl alcohol, liquid nitrogen, refrigerants, and various solvents, thinners, lacquers and paints. The hazardous waste materials observed included waste alcohol, waste paint thinner and waste oil. Liquid nitrogen is stored in two, large above-ground storage tanks, one in the maintenance yard and the other in the chemical storage area yard (formerly both tanks were located in the area of the shipping and receiving yard), and in smaller steel tanks in the production and testing areas of the main building. Two large cooling towers are located in the maintenance yard. Cooling tower chemicals are stored in secondary containment structures surrounding the towers.

Approximate 30-gallon and 70-gallon diesel, aboveground storage tanks related to back-up lighting and fire sprinklers systems are located in the maintenance area of the main building and the pump house, respectively. We did not observe evidence of underground storage tanks on the site, and Mr. Wall reported that there are none.

All chemical compounds were observed to be properly labeled and stored in appropriate containers either in cabinets, on shelving, in secondary containment, and/or on concrete. Compounds stored directly on soil, grass, or asphalt were not observed. Other than minor staining on concrete floors in some areas, evidence of leaks or spills considered to be a concern was not observed. Hazardous wastes are disposed of by Safety Kleen every 90 days. Mr. Wall reported that the wastewater permit and seven SCAQMD permits (the smallest spray paint booth no longer requires a permit) are updated annually or as required and are in compliance. Material Safety Data Sheets are on file at the facility for each of the chemical compounds. Housekeeping,

in general, was observed to be excellent, and the chemicals and wastes used, stored, generated, and disposed of were observed to be properly handled at the site. At this time, the chemical compounds present at the Site do not appear to present an environmental concern.

4.0 ADJACENT SITE AND VICINITY OBSERVATIONS

The area surrounding the Site is generally commercial/retail. To the northwest the Site is bordered by a vacant lot and a portion of parking lot that was formerly a part of the Litton facility. The northeast portion of the Site is bordered by Prairie Street; beyond are a tennis club and an unnamed business that appears to do concrete casting. The East Side of the Site is bordered by Shirley Avenue; beyond is the Northridge Mall, associated parking structures and a Sears Auto Center. The south side of the Site is bordered by Nordhoff Street; beyond are restaurants, a Toyota dealership and other retail/commercial businesses. The West Side of the Site is bordered by Corbin Avenue; beyond are office buildings, a Black Angus Restaurant, and a Home Savings Bank.

The exteriors of the properties adjacent to the Site were observed for evidence of hazardous materials, underground storage tanks (USTs), and other environmental concerns. Evidence of these items was not observed from the exteriors of the properties immediately surrounding the Site

5.0 RECORDS SEARCH

VISTA Environmental Solutions, Inc. (VISTA) was retained to perform an environmental database search for locations identified as hazardous substance and/or hazardous waste sites near the subject property. The search distance from the Site was determined by ASTM standards. The complete VISTA report including the names and descriptions of the agency lists searched, the search distance from the Site, and the date the list was last updated is attached. A summary of the facilities identified by VISTA's search is summarized below.

National Priorities List (NPL)

The NPL is the Environmental Protection Agency's (EPA) database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund program. A site must meet or surpass a predetermined hazard ranking system score, be chosen as a state's top priority site, or meet three specific criteria set jointly by the US Dept of Health and Human Services and the US EPA in order to become an NPL site. No NPL sites were identified on the VISTA report within one mile of the Site.

Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS)

The CERCLIS list provides information on sites identified by the US EPA as known or suspected hazardous waste sites that may require cleanup. One facility within a half-mile radius of the Site is on the US EPA CERCLIS list. The facility, Metals Technology, Inc., is located about a half-mile southwest of the Site. The status of the facility is unknown, however, based on the distance of the facility from the Site, the facility is unlikely to impact the environmental integrity of the Site at this time.

Resource Conservation & Recovery Information System (RCRIS)

The US Environmental Protection Agency (EPA) has developed and maintained lists of hazardous waste generators (large and small), hazardous waste permitted treatment/storage/disposal facilities (TSD), and Corrective Action Sites (Corracts) in the State of California, pursuant to the requirements of the Resource Conservation and Recovery Act (RCRA) under the Resource Conservation & Recovery Information System (RCRIS).

Large generators (LG) pertain to facilities that generate more than 1,000 kilograms of hazardous waste per month. Small generators (SG) pertain to facilities that generate between 100 kilograms and 1,000 kilograms of hazardous waste per month. Information pertaining to the status of facilities is provided through the RCRA Administrative Action Tracking System (RAATS).

VISTA did not identify TSD facilities within a one-half mile radius of the Site or large generators within an eighth-mile radius of the Site. Two Corracts facilities were identified within one mile of the Site, and four facilities are on the small generator's list within an eighth-mile radius of the Site.

The Corracts facilities are located about one-mile west and southwest of the Site. Both are listed with a low priority status, and both are unlikely to impact the environmental integrity of the Site at this time.

The Litton facility, identified as Teledyne Systems, is listed as a small quantity generator. Three other facilities within an eighth-mile of the Site are also identified. There are no reported environmental problems associated with the listed facilities, and they are unlikely to impact the environmental integrity of the Site at this time.

Emergency Response Notification System (ERNS)

The ERNS reporting system is a national database used to collect information on reported releases of oil and hazardous substances including the spill location, the substance released, and the responsible party. No ERNS listings were identified on the VISTA within one-eighth mile of the Site.

Annual Work Plan (AWP)/CalSites Database

The CalSites database contains information on sites in California where hazardous substances have been released, or where the potential for such a release exists. The VISTA Report classifies Annual Work Plan sites (equivalent to State NPL) as SPL; all other CalSites listings (includes ASPIS) are classified as SCL. The VISTA report did not identify SPL or SCL listings within a one-mile radius of the Site.

California Solid Waste Information System (SWIS)

The SWIS database consists of open, closed, and inactive solid waste disposal facilities and transfer stations pursuant to the Solid Waste Management and Resource Recovery Act of 1972. VISTA also searched a database provided by Los Angeles County Public Health Investigations, Hazardous Material Control Program for Los Angeles County Landfills and Transfer Stations. VISTA did not identify facilities on these databases within a one-half mile radius of the Site.

California Leaking Underground Storage Tank (LUST) Report

The California State Water Resources Control Board, in cooperation with the Office of Emergency Services, compiles lists of all reported leaks of hazardous substances from underground storage tanks in the State of California. The nine regional boards maintain information on the reported leak cases within their jurisdiction, including those where the regional board and where other local agencies take the lead in overseeing investigations and remedial actions. The nine regional lists are published as one database named LUST.

VISTA identified six LUST facilities within a one-half mile radius of the Site. The State has closed the files for four of the facilities. The two remaining facilities are a quarter mile or more from the Site. Based on the status and locations of the identified facilities, they are unlikely to impact the environmental integrity of the Site at this time.

California Registered Underground Storage Tank Report (UST)

The UST Report is a listing of all registered underground storage tanks located within the State of California. VISTA identified three UST facilities within a quarter-mile radius of the Site. None of the facilities are on the LUST list and there are no reported environmental problems associated with the three facilities. They are unlikely to impact the environmental integrity of the Site at this time.

6.0 CONCLUSIONS AND RECOMMENDATIONS

Based on a visual assessment of the site, a search of federal, state, and local records, and a review of AES' Phase I Environmental Site Assessment Report, AES concludes the following:

- Evidence of USTs or hazardous material impacts to the Site's environmental integrity were not observed during the Site reconnaissance.
- The fresh and waste chemicals used, stored, and generated at the Site were observed to be properly handled, stored, labeled and disposed of.
- Evidence of activities likely to impact the environmental integrity of the site were not observed from a drive-by of the exteriors of the properties immediately surrounding the Site to the north, south, east and west.
- The facilities identified on federal, state and local agency databases did not appear likely to impact the environmental integrity of the Site at this time.

Based on the findings of this assessment, AES does not recommend additional assessment of the Site.

7.0 LIMITATIONS

This report has been prepared by American Environmental Specialists, Inc. (AES) for the exclusive use of The Krausz Companies, Inc. Our professional services have been performed using that degree of care and skill ordinarily exercised under similar circumstances by other environmental professionals practicing in this field at this time. No other warranty, express or implied, is made as to the professional advice in this report. Any use of or reliance on this report by a third party shall be at such a party's sole risk.

AES can offer no assurances and assumes no responsibility for Site conditions or activities that were outside the scope of the inquiry requested by The Krausz Companies, Inc. as outlined in this document. It should be understood that AES has relied on the accuracy of documents, oral information, and other material and information provided by The Krausz Companies, Inc. and other associated parties. It is recognized that regulatory requirements may change, including the revision of accepted action levels, which could necessitate a review of the discussion, findings, recommendations, or conclusions of this report. Any subsequent modification, revision or verification of this report must be provided in writing to AES.

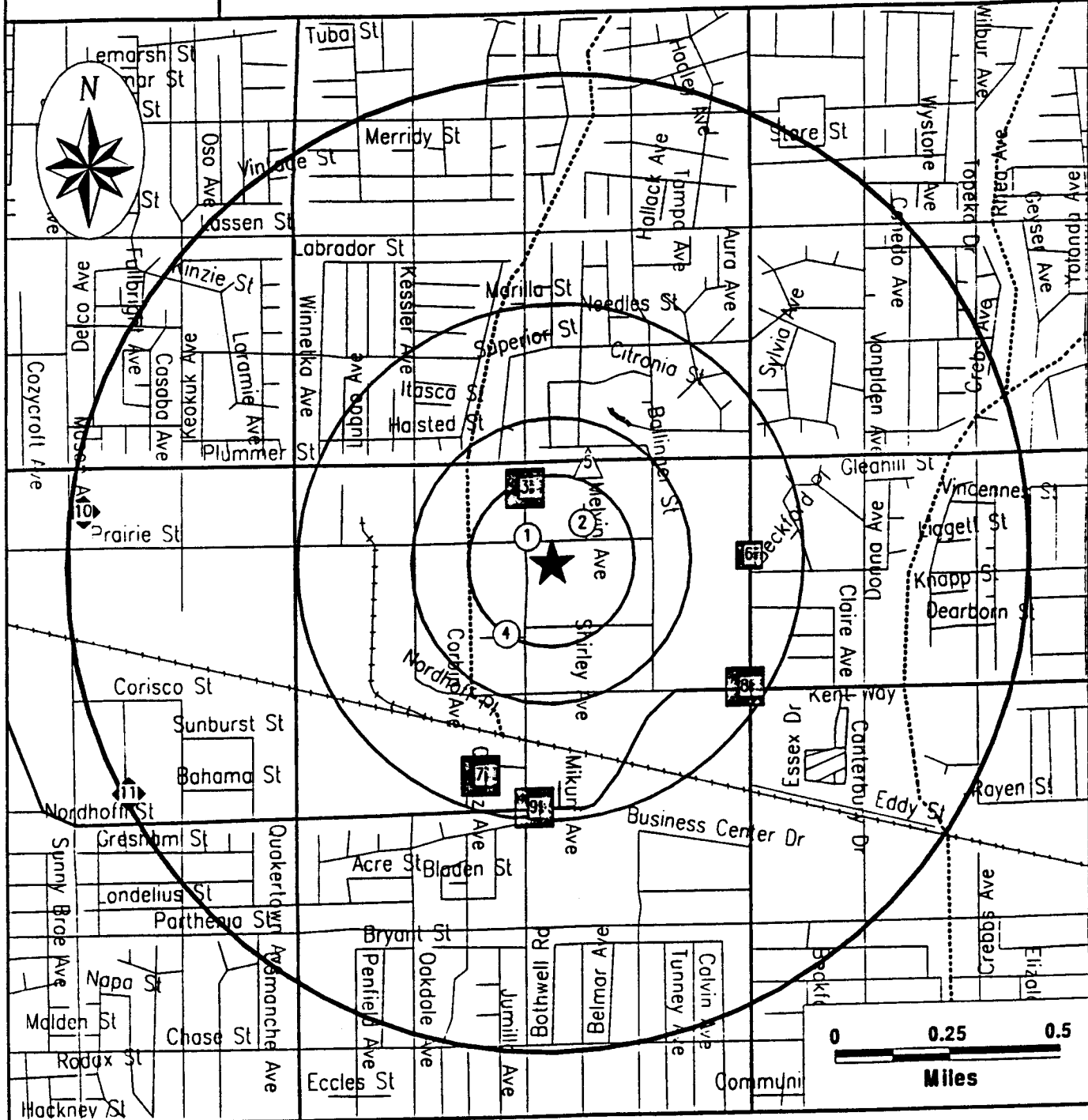
APPENDIX "A"

Site Figures

Vista Report

SITE ASSESSMENT PLUS REPORT

Map of Sites within One Mile

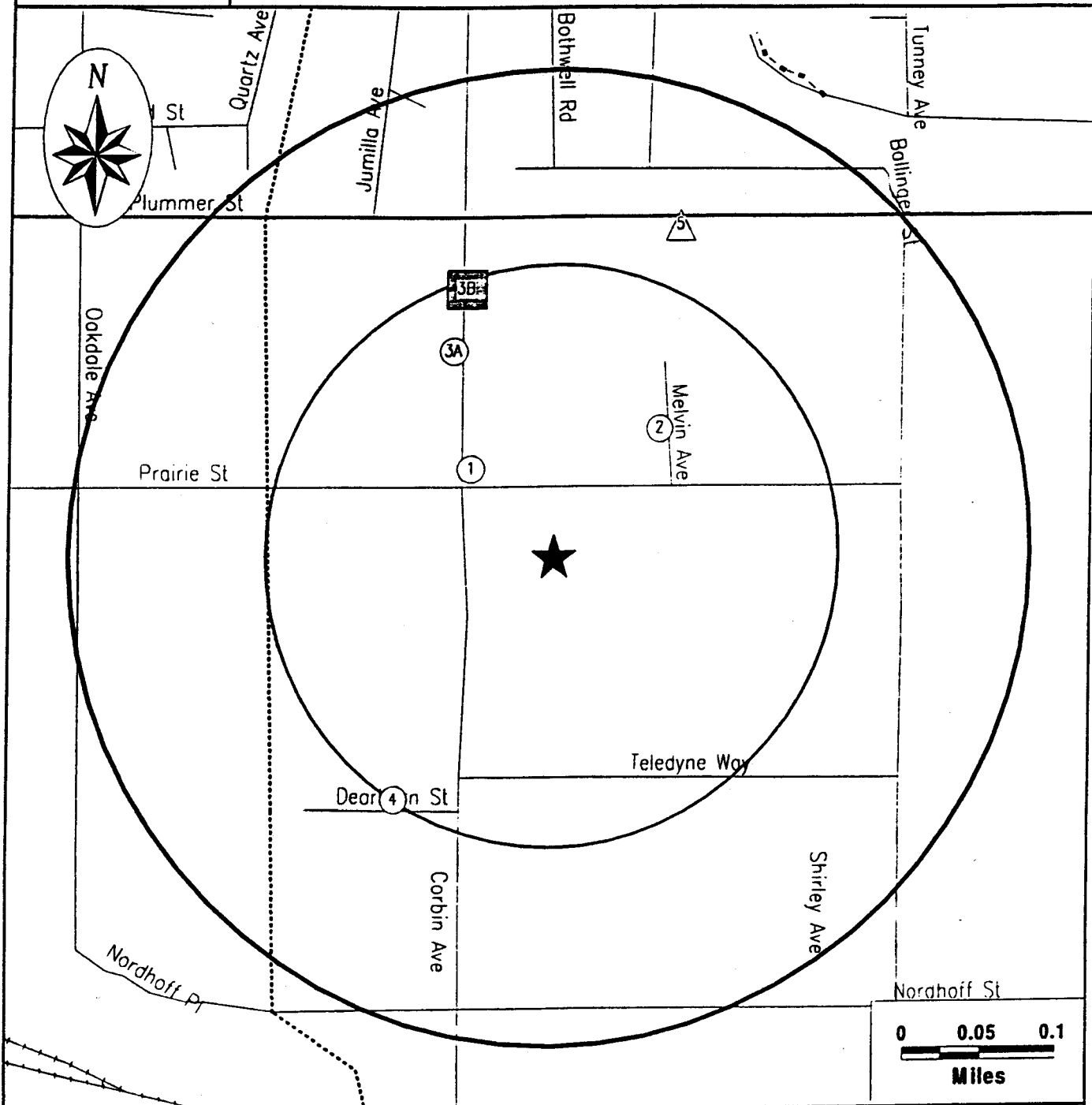


Subject Site	Category:	A	B	C	D
★	Databases Searched to:	1 mi.	1/2 mi.	1/4 mi.	1/8 mi.
	Single Sites	◆	■	△	○
	Multiple Sites	◆	■	△	○
	Highways and Major Roads	NPL, SPL, CORRACTS (TSD)	CERCLIS\ NFRAP, TSD, LUST, SWLF, SCL	RCRA VIOL, TRIS, UST	ERNS, GENERATORS
	Roads				
	Railroads				
	Rivers or Water Bodies				
	Utilities				

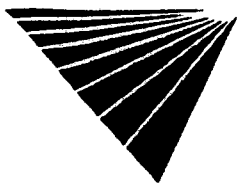
If additional databases are listed in the cover page of the report they are also displayed on this map. The map symbol used corresponds to the database category letter A.B.C.D.

SITE ASSESSMENT PLUS REPORT

Map of Sites within Quarter Mile

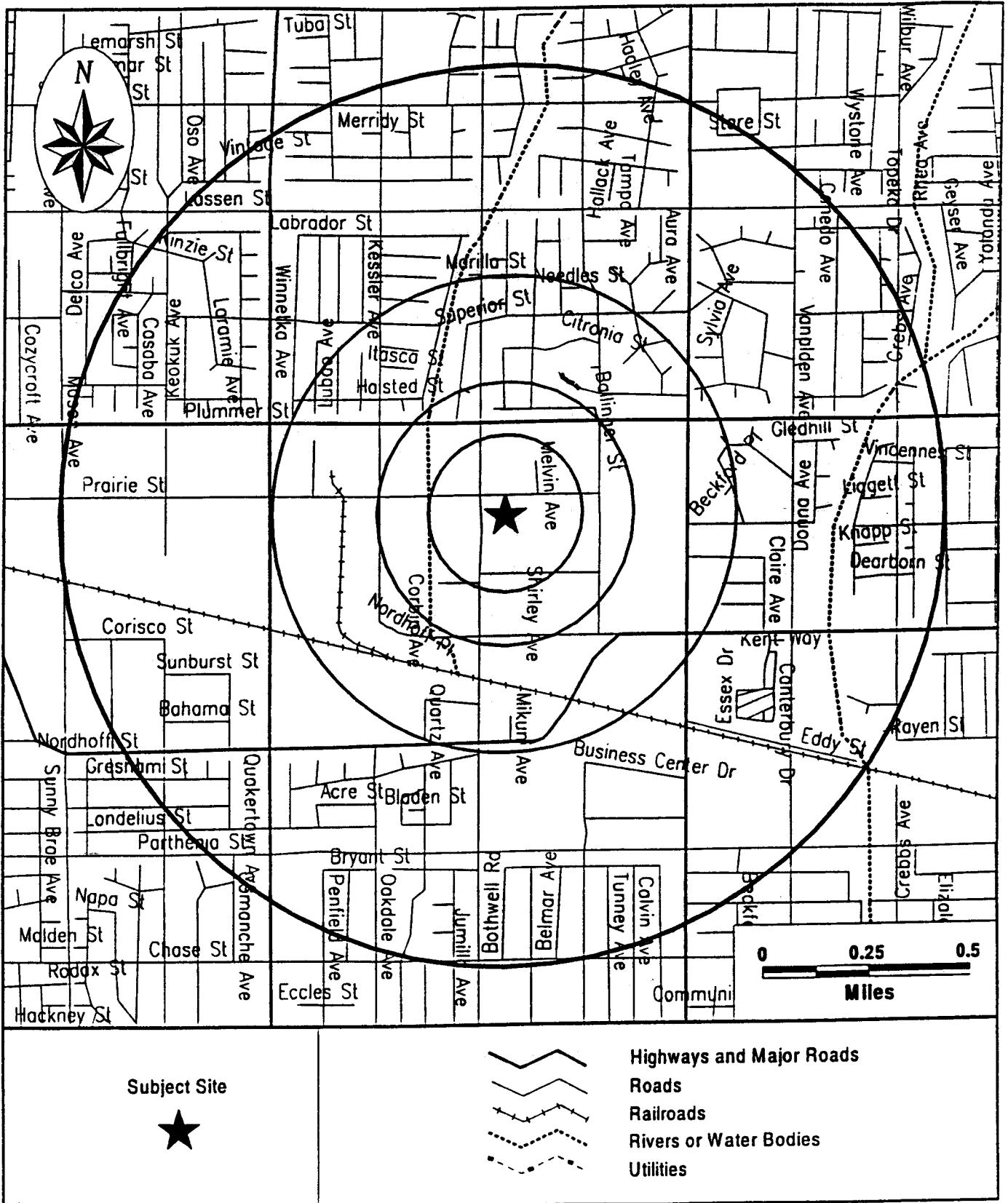


Subject Site	Category:	A	B	C	D
★	Databases Searched to:	1 mi.	1/2 mi.	1/4 mi.	1/8 mi.
	Single Sites	◆	■	△	○
	Multiple Sites	◆	■	△	○
Highways and Major Roads Roads Railroads Rivers or Water Bodies Utilities		NPL, SPL, CORRACTS (TSD)	CERCLIS/ NFRAP, TSD, LUST, SWLF, SCL	RCRA VIOL, TRIS, UST	ERNS. GENERATORS
<p>If additional databases are listed in the cover page of the report they are also displayed on this map. The map symbol used corresponds to the database category letter A.B.C.D.</p>					



SITE ASSESSMENT PLUS REPORT

Street Map



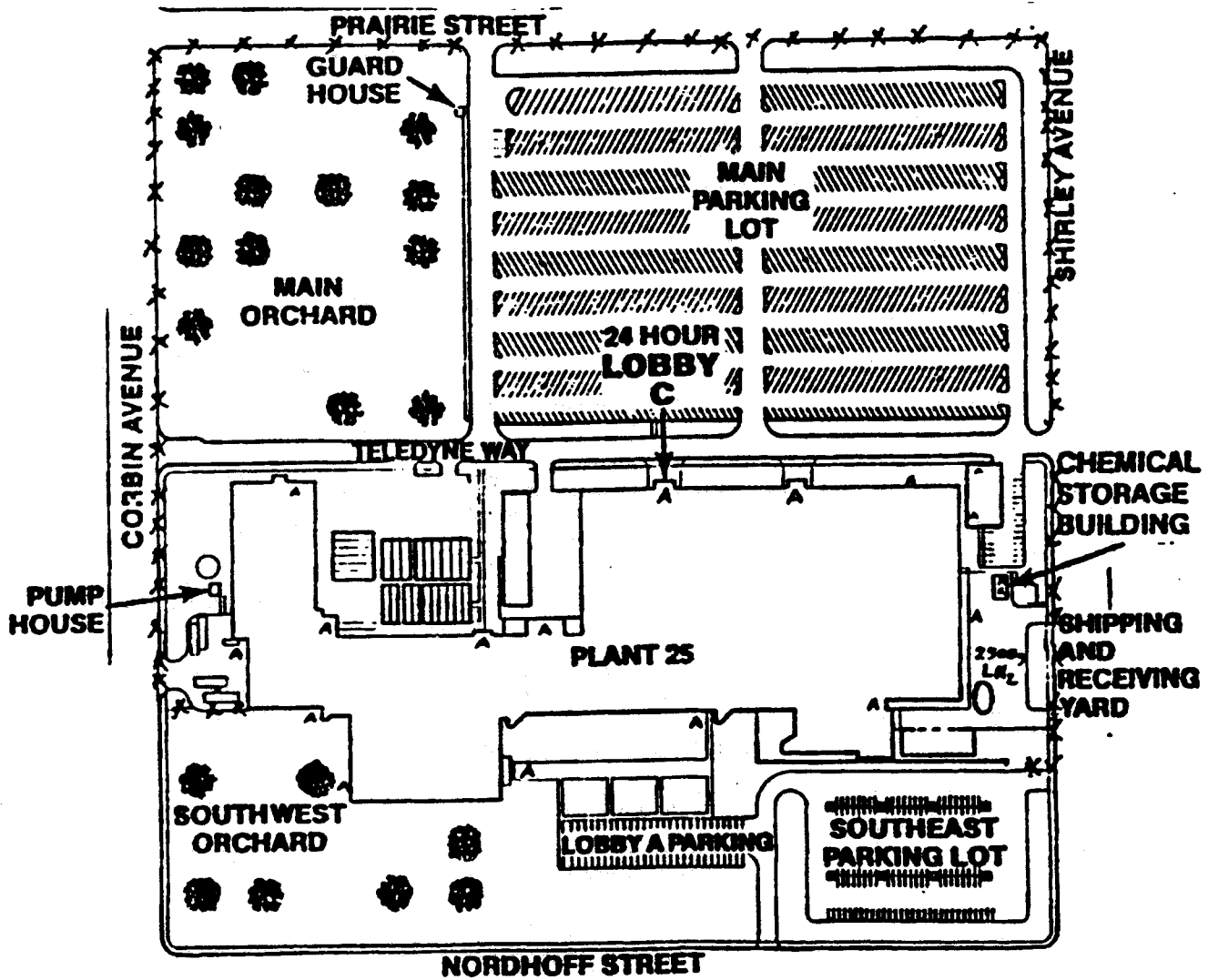


Figure A.3

Site Plan

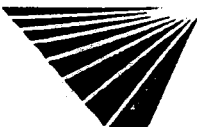
AMERICAN ENVIRONMENTAL SPECIALIST, CO.
 7400 Center Avenue, Suite 113
 Huntington Beach, CA 92647

PH 714-379-3333 Fax 714-379-3338

SITE ASSESSMENT PLUS REPORT

PROPERTY INFORMATION	CLIENT INFORMATION
Project Name/Ref #: Krausz 19601 Nordhoff Street Northridge, CA 91324 Latitude/Longitude: (34.239458, 118.560296)	jim mcclung american environmental special 7400 center avenue huntington beach, CA 92647

Site Distribution Summary	within 1/8 mile	1/8 to 1/4 mile	1/4 to 1/2 mile	1/2 to 1 mile
Agency / Database - Type of Records				
A) Databases searched to 1 mile:				
US EPA NPL National Priority List	0	0	0	0
US EPA CORRACTS RCRA Corrective Actions	0	0	0	2
STATE SPL State equivalent priority list	0	0	0	0
B) Databases searched to 1/2 mile:				
STATE SCL State equivalent CERCLIS list	0	0	0	-
US EPA CERCLIS / NFRAP Sites currently or formerly under review by US EPA	0	0	1	-
US EPA TSD RCRA permitted treatment, storage, disposal facilities	0	0	0	-
STATE REG CO LUST Leaking Underground Storage Tanks	1	0	5	-
STATE/REG/CO SWLF Permitted as solid waste landfills, incinerators, or transfer stations	0	0	0	-
STATE DEED RSTR Sites with deed restrictions	0	0	0	-
STATE CORTESE State index of properties with hazardous waste	0	0	2	-
STATE TOXIC PITS Toxic Pits cleanup facilities	0	0	0	-
USGS/STATE WATER WELLS Federal and State Drinking Water Sources	0	0	0	-
C) Databases searched to 1/4 mile:				
US EPA RCRA Viol RCRA violations/enforcement actions	0	0	-	-
US EPA TRIS Toxic Release Inventory database	0	0	-	-
STATE UST/AST Registered underground or aboveground storage tanks	2	1	-	-
COUNTY UNIQUE CO Unique county databases	0	0	-	-
D) Databases searched to 1/8 mile:				
US EPA ERNS Emergency Response Notification System of spills	0	-	-	-
US EPA GNRTR RCRA registered small or large generators of hazardous waste	4	-	-	-



For more information call VISTA Information Solutions, Inc. at 1 - 800 - 767 - 0403.

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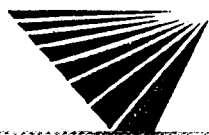
Page #1

SITE ASSESSMENT PLUS REPORT

SITE INVENTORY

MAP ID	PROPERTY AND THE ADJACENT AREA (within 1/8 mile)	VISTA ID DISTANCE DIRECTION	A			B						C			D					
			NPL	CORRACTS	SPL	SCL	CERCLIS/FRAP	TSD	LUST	SWLF	DEED RSTR	CORTESE	TOXIC PITS	WATER WELLS	RCRA VIOL	TRIS	UST/AST	UNIQUE CO	ERNS	GNRTR
1	TELEDYNE SYSTEMS CO 9300 9310 CORBIN NORTHRIDGE, CA 91324	419326 0.02 MI NW																		X
2	ATON LABORATORIES 9345 MELVIN AVE #7 NORTHRIDGE, CA 91324	31393 0.05 MI NE																		X
3A	GREAT WESTERN BANK NORTHRIDGE 9401 CORBIN AVE NORTHRIDGE, CA 91326	3194153 0.09 MI NW																		X
3B	ARCO PRODUCTS CO FAC 1992 9454 CORBIN AVE NORTHRIDGE, CA 91324	3766405 0.12 MI N						X												
3B	ATLANTIC RICHFIELD CO. 9454 CORBIN NORTHRIDGE, CA 91324	4023352 0.12 MI N														X				
3B	GREAT WESTERN SAVINGS 9451 CORBIN NORTHRIDGE, CA 91324	4023351 0.12 MI NW														X				
4	GREAT WESTERN BANK NORTHRIDGE 19735 DEARBORN AVE CHATSWORTH, CA 91311	4061802 0.12 MI SW																		X

MAP ID	SITES IN THE SURROUNDING AREA (within 1/8 - 1/4 mile)	VISTA ID DISTANCE DIRECTION	A			B						C			D					
			NPL	CORRACTS	SPL	SCL	CERCLIS/FRAP	TSD	LUST	SWLF	DEED RSTR	CORTESE	TOXIC PITS	WATER WELLS	RCRA VIOL	TRIS	UST/AST	UNIQUE CO	ERNS	GNRTR
5	K-MART ENTERPRISES 19600 PLUMMER NORTHRIDGE, CA 91324	3200894 0.16 MI NE														X				



X = search criteria; * = tag-along (beyond search criteria).

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MAP ID	SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile)	VISTA ID DISTANCE DIRECTION	A			B							C			D				
			NPL	CORRACTS	SPL	SCL	CERCLIS/FRAP	TSD	LUST	SWLF	DEED RSTR	CORTESE	TOXIC PITS	WATER WELLS	RCRA VIOL	TRIS	UST/AST	UNIQUE CO	ERNS	GNRTR
6	NORTHRIDGE FASHION CENTER 9301 TAMPA NORTHRIDGE, CA 91324	1785526 0.38 MI E							X		X									
7	MICRO Matic USA INC 19791 BAHAMA ST NORTHRIDGE, CA 91324	5708524 0.40 MI S						X							.		.			
7	METALS TECHNOLOGY INC 8955 QUARTZ AVE NORTHRIDGE, CA 91324	269457 0.46 MI SW				X														
8	76 PRODUCTS STATION #5732 19301 NORDHOFF NORTHRIDGE, CA 91324	7433614 0.45 MI SE									X									
8	161107C STATION 5732 19301 NORDHOFF NORTHRIDGE, CA 91324	3200079 0.45 MI SE						X								.				
9	CHEVRON STATION #90055 8900 CORBIN NORTHRIDGE, CA 91324	3194152 0.47 MI S						X								.		.		
9	TANK LEAK-MALIBU GRAND PRIX 19550 NORDHOFF ST NORTHRIDGE, CA 91324	932169 0.48 MI S						X									.			

MAP ID	SITES IN THE SURROUNDING AREA (within 1/2 - 1 mile)	VISTA ID DISTANCE DIRECTION	A			B							C			D				
			NPL	CORRACTS	SPL	SCL	CERCLIS/FRAP	TSD	LUST	SWLF	DEED RSTR	CORTESE	TOXIC PITS	WATER WELLS	RCRA VIOL	TRIS	UST/AST	UNIQUE CO	ERNS	GNRTR
10	GRAPHIC RESEARCH INCORPORATED 9334 MASON CHATSWORTH, CA 91311	178377 0.97 MI W		X			.	.						.	.	.			.	.
11	AMBIETCH, INCORPORATED 8944 FULLBRIGHT CHATSWORTH, CA 91311	15619 0.99 MI SW		X										.	.	.			.	.



UNMAPPED SITES	VISTA ID	A			B							C			D			
		NPL	CORRACTS	SPL	SCL	CERCLIS/FRAP	TSD	LUST	SWLF	DEED RSTR	CORTESE	TOXIC PITS	WATER WELLS	RCRA VIOL	TRIS	UST/AST	UNIQUE CO	ERNS	GNRTR
UNKNOWN UNINCORP BROWN'S CANYON CHATSWORTH, CA 91311	7431594															X		
ENERGY TECHNOLOGY ENGINEERING CTR SANTA SUSANA MOUNT-TOP OF WOOLSEY CANYO CHATSWORTH, CA 91311	7636802				X													
SANTA SUSANA FIELD LABORATORY TOP OF WOOLSEY CANYON RD. CHATSWORTH, CA 91311	11499375													X				



X = search criteria; * = tag-along (beyond search criteria).

For more information call VISTA Information Solutions, Inc. at 1 - 800 - 767 - 0403.

Report ID: 081501901

Date of Report: March 9, 1999

SITE ASSESSMENT PLUS REPORT

DETAILS

PROPERTY AND THE ADJACENT AREA (within 1/8 mile)

VISTA Address*:	TELEDYNE SYSTEMS CO 9300 9310 CORBIN NORTHRIDGE, CA 91324	VISTA ID#:	419326
		Distance/Direction:	0.02 MI / NW
		Plotted as:	Point

Map
1

RCRA-SmGen - RCRA-Small Generator / SRC# 5514		EPA ID:	CAD981574650
Agency Address:		TELEDYNE SYSTEMS COMPANY 9300 9310 CORBIN NORTHRIDGE, CA 91324	
Generator Class:		Generates 100 kg./month but less than 1000 kg./month of non-acutely hazardous waste	

VISTA Address*:	ATON LABORATORIES 9345 MELVIN AVE #7 NORTHRIDGE, CA 91324	VISTA ID#:	31393
		Distance/Direction:	0.05 MI / NE
		Plotted as:	Point

Map
2

RCRA-SmGen - RCRA-Small Generator / SRC# 5514		EPA ID:	CAD981662109
Agency Address:		ATON LABS 9345 MELVIN AVE NORTHRIDGE, CA 91324	
Generator Class:		Generates 100 kg./month but less than 1000 kg./month of non-acutely hazardous waste	

VISTA Address*:	GREAT WESTERN BANK NORTHRIDGE 9401 CORBIN AVE NORTHRIDGE, CA 91326	VISTA ID#:	3194153
		Distance/Direction:	0.09 MI / NW
		Plotted as:	Point

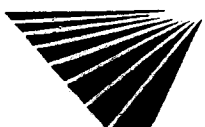
Map
3A

RCRA-SmGen - RCRA-Small Generator / SRC# 5514		EPA ID:	CAD983642059
Agency Address:		GREAT WESTERN BANK NORTHRIDGE 9401 CORBIN AVE NORTHRIDGE, CA 913242498	
Generator Class:		Generates 100 kg./month but less than 1000 kg./month of non-acutely hazardous waste	

VISTA Address*:	ARCO PRODUCTS CO FAC 1992 9454 CORBIN AVE NORTHRIDGE, CA 91324	VISTA ID#:	3766405
		Distance/Direction:	0.12 MI / N
		Plotted as:	Point

Map
3B

STATE LUST - State Leaking Underground Storage Tank / SRC# 5271		EPA/Agency ID:	N/A
Agency Address:		ARCO #1992 9454 CORBIN AVE NORTHRIDGE, CA 91324	
Facility ID:	913240707		
Date Discovered:	07/16/92		
Leak Report Date:	07/20/92		
Who Reported:	ZAPKA, BILL		
Site Assessment Began:	07/20/92		
Post Remediation Monitoring Began:	10/31/96		
Case Closed Date:	01/14/97		
Leak Detection Method:	SUBSURFACE MONITORING		
Leak Cause:	UNKNOWN		
Leak Source:	UNKNOWN		
Substance:	GASOLINE		



Remediation Event:	LEAK STOPPED BY: OTHER MEANS
Remediation Status:	CASE CLOSED
Media Affected:	OTHER GROUND WATER
Lead Agency:	VOSE, RAY
Region / District:	LOS ANGELES REGION
Contact:	VOSE, RAY
Responsible Party:	ARCO PRODUCTS COMPANY
STATE LUST - State Leaking Underground Storage Tank / SRC# 5497	
EPA/Agency ID:	N/A
Agency Address:	ARCO #1992 9454 CORBIN AVE NORTHRIDGE, CA 91324
Facility ID:	913240707
Leak Report Date:	07/20/92
Site Assessment Began:	07/20/92
Post Remediation Monitoring Began:	10/31/96
Case Closed Date:	01/14/97
Substance:	GASOLINE
Remediation Status:	CASE CLOSED
Media Affected:	OTHER GROUND WATER
Region / District:	LOS ANGELES REGION
Description / Comment:	COUNTY: LOS ANGELES
Description / Comment:	CROSS STREET: PLUMMERS
Description / Comment:	REVIEW DATE:02/28/97

VISTA Address:	ATLANTIC RICHFIELD CO. 9454 CORBIN NORTHRIDGE, CA 91324	VISTA ID#:	4023352
		Distance/Direction:	0.12 MI / N
		Plotted as:	Point

Map ID

3B

STATE UST - State Underground Storage Tank / SRC# 1612		EPA/Agency ID:	N/A
Agency Address:	SAME AS ABOVE		
Underground Tanks:	4		
Aboveground Tanks:	NOT REPORTED		
Tanks Removed:	NOT REPORTED		
Tank ID:	UNKNOWN	Tank Status:	ACTIVE/IN SERVICE
Tank Contents:	OIL (NOT SPECIFIED)	Leak Monitoring:	Agency Code ()
Tank Age:	NOT REPORTED	Tank Piping:	UNKNOWN
Tank Size (Units):	550 (GALLONS)	Tank Material:	BARE STEEL
Tank ID:	UNKNOWN	Tank Status:	OTHER
Tank Contents:	MISC. CHEMICAL	Leak Monitoring:	Agency Code ()
Tank Age:	NOT REPORTED	Tank Piping:	UNKNOWN
Tank Size (Units):	12000 (GALLONS)	Tank Material:	BARE STEEL
Tank ID:	UNKNOWN	Tank Status:	OTHER
Tank Contents:	MISC. CHEMICAL	Leak Monitoring:	Agency Code ()
Tank Age:	NOT REPORTED	Tank Piping:	UNKNOWN
Tank Size (Units):	12000 (GALLONS)	Tank Material:	BARE STEEL
Tank ID:	UNKNOWN	Tank Status:	OTHER
Tank Contents:	MISC. CHEMICAL	Leak Monitoring:	Agency Code ()
Tank Age:	NOT REPORTED	Tank Piping:	UNKNOWN
Tank Size (Units):	12000 (GALLONS)	Tank Material:	BARE STEEL



* VISTA address includes enhanced city and ZIP.

For more information call VISTA Information Solutions, Inc. at 1 - 800 - 767 - 0403.

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PROPERTY AND THE ADJACENT AREA (within 1/8 mile) CONT.

VISTA Address*:	GREAT WESTERN SAVINGS 9451 CORBIN NORTHRIDGE, CA 91324	VISTA ID#:	4023351
		Distance/Direction:	0.12 MI / NW
		Plotted as:	Point

Map ID
3E

STATE UST - State Underground Storage Tank / SRC# 1612		EPA/Agency ID:	N/A
Agency Address:	GREAT WESTERN SAVINGS 9451 CORBIN NORTHRIDGE, CA 91326		
Underground Tanks:	1		
Aboveground Tanks:	NOT REPORTED		
Tanks Removed:	NOT REPORTED		
Tank ID:	UNKNOWNU	Tank Status:	NOT AVAILABLE
Tank Contents:	NOT AVAILABLE	Leak Monitoring:	UNKNOWN
Tank Age:	NOT REPORTED	Tank Piping:	NOT AVAILABLE
Tank Size (Units):	NOT REPORTED (NOT AVAILABLE)	Tank Material:	NOT AVAILABLE

VISTA Address*:	GREAT WESTERN BANK NORTHRIDGE 19735 DEARBORN AVE CHATSWORTH, CA 91311	VISTA ID#:	4061802
		Distance/Direction:	0.12 MI / SW
		Plotted as:	Point

Map ID
4

RCRA-SmGen - RCRA-Small Generator / SRC# 5514		EPA ID:	CAD983669136
Agency Address:	GREAT WESTERN BANK NORTHRIDGE 19735 DEARBORN AVE NORTHRIDGE, CA 91311		
Generator Class:	Generates 100 kg./month but less than 1000 kg./month of non-acutely hazardous waste		

SITES IN THE SURROUNDING AREA (within 1/8 - 1/4 mile)

VISTA Address*:	K-MART ENTERPRISES 19600 PLUMMER NORTHRIDGE, CA 91324	VISTA ID#:	3200894
		Distance/Direction:	0.16 MI / NE
		Plotted as:	Point

Map ID
5

STATE UST - State Underground Storage Tank / SRC# 1612		EPA/Agency ID:	N/A
Agency Address:	SAME AS ABOVE		
Underground Tanks:	1		
Aboveground Tanks:	NOT REPORTED		
Tanks Removed:	NOT REPORTED		
Tank ID:	T001U	Tank Status:	CLOSED REMOVED
Tank Contents:	OIL (NOT SPECIFIED)	Leak Monitoring:	Agency Code ()
Tank Age:	NOT REPORTED	Tank Piping:	UNKNOWN
Tank Size (Units):	500 (GALLONS)	Tank Material:	BARE STEEL

SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile)

VISTA Address*:	NORTHRIDGE FASHION CENTER 9301 TAMPA NORTHRIDGE, CA 91324	VISTA ID#:	1185526
		Distance/Direction:	0.38 MI / E
		Plotted as:	Point

Map ID
6

CORTESE / SRC# 4840		Agency ID:	913240389
Agency Address:	SAME AS ABOVE		
List Name:	LEAKING TANK		
Site ID:	913240389		



* VISTA address includes enhanced city and ZIP.

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Report ID: 081501901

Date of Report: March 9, 1999

SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile) CONT.

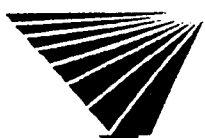
STATE LUST - State Leaking Underground Storage Tank / SRC# 5271		EPA/Agency ID:	N/A
Agency Address:	NORTHRIDGE FASHION CENTER 9301 TAMPA AVE N NORTHRIDGE, CA 91324		
Facility ID:	913240389		
Leak Report Date:	07/17/87		
Pollution Characterization Date:	04/06/88		
Remediation Complete Date:	04/05/89		
Post Remediation Monitoring Began:	04/18/97		
Case Closed Date:	07/11/97		
Leak Cause:	UNKNOWN		
Leak Source:	UNKNOWN		
Substance:	GASOLINE		
Remediation Event:	PUMP AND TREAT GROUND WATER		
Remediation Status:	CASE CLOSED		
Media Affected:	OTHER GROUND WATER		
Lead Agency:	TOMASELLA, TONY		
Region / District:	LOS ANGELES REGION		
Contact:	TOMASELLA, TONY		
Responsible Party:	NORTHRIDGE FASHION CENTER		

STATE LUST - State Leaking Underground Storage Tank / SRC# 5497		EPA/Agency ID:	N/A
Agency Address:	NORTHRIDGE FASHION CENTER 9301 TAMPA AVE N NORTHRIDGE, CA 91324		
Facility ID:	913240389		
Leak Report Date:	07/17/87		
Pollution Characterization Date:	04/06/88		
Remediation Start Date:	04/05/89		
Post Remediation Monitoring Began:	04/18/97		
Case Closed Date:	07/11/97		
Substance:	GASOLINE		
Remediation Event:	PUMP AND TREAT GROUND WATER		
Remediation Status:	CASE CLOSED		
Media Affected:	OTHER GROUND WATER		
Region / District:	LOS ANGELES REGION		
Description / Comment:	COUNTY: LOS ANGELES		
Description / Comment:	CROSS STREET: PLUMMER		
Description / Comment:	REVIEW DATE: 07/02/97		

VISTA Address:	MICRO MATIC USA INC 19791 BAHAMA ST NORTHRIDGE, CA 91324	VISTA ID#:	5708524
		Distance/Direction:	0.40 MI / S
		Plotted as:	Point

Map ID
7

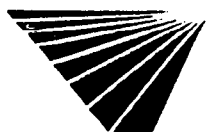
STATE LUST - State Leaking Underground Storage Tank / SRC# 5463		EPA/Agency ID:	N/A
Agency Address:	MICRO MATIC USA 19791 BAHAMA STREE NORTHRIDGE, CA 91324		
Facility ID:	420		
Substance:	VOCs		
Remediation Status:	SITE ASSESSMENT		
Description / Comment:	FILENUMBER: 95-059 ; STAFF INITIALS: AV		
Description / Comment:	SUMMARY: ASSESSMENT		



SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile) CONT.

Va:
7

VISTA Address*:	METALS TECHNOLOGY INC 8955 QUARTZ AVE NORTHRIDGE, CA 91324	VISTA ID#:	269457
		Distance/Direction:	0.46 MI / SW
		Plotted as:	Point
Regional CERCLIS / SRC# 2462		EPA ID:	CAD981371107
Agency Address:		SAME AS ABOVE	
Regional Utility Description: NEW CERCLIS SITE			
Regional CERCLIS / SRC# 2462		EPA ID:	CAD981371107
Agency Address:		SAME AS ABOVE	
Regional Utility Description: CALIFORNIA 3012 SITE			
Regional CERCLIS / SRC# 2462		EPA ID:	CAD981371107
Agency Address:		SAME AS ABOVE	
Regional Utility Description: DRUMS, ABOVE GROUND: 55 GAL DRUMS FOR METAL ALLOY WASTE			
Regional CERCLIS / SRC# 2462		EPA ID:	CAD981371107
Agency Address:		SAME AS ABOVE	
Regional Utility Description: OTHER: METAL ALLOYS MIXED W/ GRINDING WHEEL MATERIAL GRINDING OIL			
NFRAP / SRC# 5279		EPA ID:	CAD981371107
Agency Address:		SAME AS ABOVE	
Alias Name:		CINMARK CO (OWNER)	
Alias Street:		20220 VENTURA BLVD, SUITE 250	
Alias City:	WOODLAND HILLS	Alias Latitude:	3410060
Alias Zip:	91364	Alias Longitude:	11836060
Alias State:	CA		
Alias Description:		NOT REPORTED	
EPA Region:	9		
Congressional District:	21		
Federal Facility:	Agency Code ()		
Facility Ownership:	UNKNOWN		
Site Incident Category:	unknown		
Federal Facility Docket:	SITE IS NOT INCLUDED ON THE DOCKET		
NPL Status:	NOT ON NPL		
Incident Type:	Unknown		
Proposed NPL Update #:	0		
Final NPL Update #:	0		
Financial Management System ID:	NOT REPORTED		
Latitude:	3414240		
Longitude:	11831000		
Lat/Long Source:	GENERATED BY THE GEOGRAPH DATABASE		
Lat/Long Accuracy:	Unknown		
Dioxin Tier:	Unknown		
USGS Hydro Unit:	18070105		
RCRA Indicator:	Unknown		
Unit Id:	0		
Unit Name:	ENTIRE SITE		
Type:	DISCOVERY	Lead Agency:	STATE, FUND FINANCED
Qualifier:	UNKNOWN	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	NOT REPORTED
Plan Status:	Unknown	Actual Completion Date:	UNKNOWN



* VISTA address includes enhanced city and ZIP.

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SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile) CONT.

Type:	PRELIMINARY ASSESSMENT	Lead Agency:	STATE, FUND FINANCED
Qualifier:	NO FURTHER REMEDIAL ACTION PLANNED	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	UNKNOWN
Plan Status:	Unknown	Actual Completion Date:	UNKNOWN

VISTA Address*:	76 PRODUCTS STATION #5732 19301 NORDHOFF NORTHRIDGE, CA 91324	VISTA ID#:	7433614
		Distance/Direction:	0.45 MI / SE
		Plotted as:	Point
CORTESE / SRC# 4840		Agency ID:	913240698
Agency Address:	SAME AS ABOVE		
List Name:	LEAKING TANK		
Site ID:	913240698		

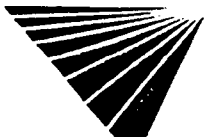
VISTA Address*:	161107C STATION 5732 19301 NORDHOFF NORTHRIDGE, CA 91324	VISTA ID#:	3200079
		Distance/Direction:	0.45 MI / SE
		Plotted as:	Point

STATE LUST - State Leaking Underground Storage Tank / SRC# 5271		EPA/Agency ID:	N/A
Agency Address:	76 PRODUCTS STATION #5732 19301 NORDHOFF ST NORTHRIDGE, CA 91324		
Facility ID:	913240698		
Date Discovered:	04/22/86		
Leak Report Date:	04/22/86		
Who Reported:	ONEAL		
Pollution Characterization Date:	06/23/92		
Leak Cause:	UNKNOWN		
Leak Source:	UNKNOWN		
Substance:	DIESEL		
Quantity / Units:	437	Units:	NOT REPORTED
Remediation Status:	FURTHER SITE ASSESSMENT UNDERWAY		
Media Affected:	UNDEFINED		
Lead Agency:	FRITZ, ALBERT W.		
Region / District:	LOS ANGELES REGION		
Contact:	FRITZ, ALBERT W.		
Responsible Party:	TOSCO/76 PRODUCTS TEAM		
Description / Comment:	PRIORITY: ADMINISTRATIVE NEED EXISTS		

STATE LUST - State Leaking Underground Storage Tank / SRC# 5497		EPA/Agency ID:	N/A
Agency Address:	76 PRODUCTS STATION #5732 19301 NORDHOFF ST NORTHRIDGE, CA 91324		
Facility ID:	913240698		
Leak Report Date:	04/22/86		
Pollution Characterization Date:	06/23/92		
Substance:	DIESEL		
Quantity / Units:	437	Units:	NOT REPORTED
Remediation Status:	FURTHER SITE ASSESSMENT UNDERWAY		
Media Affected:	UNDEFINED		
Region / District:	LOS ANGELES REGION		
Description / Comment:	COUNTY: LOS ANGELES		
Description / Comment:	CROSS STREET: TAMPA		
Description / Comment:	REVIEW DATE:06/30/98		

Map
8

Map
8



* VISTA address includes enhanced city and ZIP.

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Report ID: 081501901

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SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile) CONT.

Map ID
9

VISTA Address*:	CHEVRON STATION #90055 8900 CORBIN NORTHRIDGE, CA 91324	VISTA ID#:	3194152
		Distance/Direction:	0.47 MI / S
		Plotted as:	Point

STATE LUST - State Leaking Underground Storage Tank / SRC# 5271		EPA/Agency ID:	N/A
Agency Address:	CHEVRON #9-0055 8900 CORBIN AVE NORTHRIDGE, CA 91324		
Facility ID:	913240652		
Date Discovered:	07/19/93		
Leak Report Date:	11/01/93		
Who Reported:	LACFD		
Site Assessment Began:	11/01/93		
Pollution Characterization Date:	08/20/96		
Case Closed Date:	05/02/97		
Leak Detection Method:	TANK CLOSURE		
Substance:	GASOLINE		
Remediation Status:	CASE CLOSED		
Media Affected:	SOIL ONLY		
Lead Agency:	TUAN, Y. M.		
Region / District:	LOS ANGELES REGION		
Contact:	TUAN, Y. M.		
Responsible Party:	CHEVRON U.S.A. PRODUCTS CO.		

STATE LUST - State Leaking Underground Storage Tank / SRC# 5497		EPA/Agency ID:	N/A
Agency Address:	CHEVRON #9-0055 8900 CORBIN AVE NORTHRIDGE, CA 91324		
Facility ID:	913240652		
Leak Report Date:	11/01/93		
Site Assessment Began:	11/01/93		
Pollution Characterization Date:	08/20/96		
Case Closed Date:	05/02/97		
Substance:	GASOLINE		
Remediation Status:	CASE CLOSED		
Media Affected:	SOIL ONLY		
Region / District:	LOS ANGELES REGION		
Description / Comment:	COUNTY: LOS ANGELES		
Description / Comment:	CROSS STREET: NORDOFF ST		
Description / Comment:	REVIEW DATE:06/20/97		

VISTA Address*:	TANK LEAK-MALIBU GRAND PRIX 19550 NORDHOFF ST NORTHRIDGE, CA 91324	VISTA ID#:	932169
		Distance/Direction:	0.48 MI / S
		Plotted as:	Point

STATE LUST - State Leaking Underground Storage Tank / SRC# 5271		EPA/Agency ID:	N/A
Agency Address:	MALIBU GRAND PRIX 19550 NORDHOFF ST NORTHRIDGE, CA 91324		
Facility ID:	913240516		
Leak Report Date:	05/02/88		
Who Reported:	DEPT. OF FIRE, L.A.		
Pollution Characterization Date:	01/10/89		
Remediation Complete Date:	10/01/91		
Case Closed Date:	10/28/93		

Map ID
9



SITES IN THE SURROUNDING AREA (within 1/4 - 1/2 mile) CONT.

Substance:	GASOLINE		
Remediation Event:	PUMP AND TREAT GROUND WATER		
Remediation Status:	CASE CLOSED		
Media Affected:	OTHER GROUND WATER		
Lead Agency:	DININO, WILLIAM		
Region / District:	LOS ANGELES REGION		
Contact:	DININO, WILLIAM		
STATE LUST - State Leaking Underground Storage Tank / SRC# 5497		EPA/Agency ID:	N/A
Agency Address:	MALIBU GRAND PRIX 19550 NORDHOFF ST NORTHRIDGE, CA 91324		
Facility ID:	913240516		
Leak Report Date:	05/02/88		
Pollution Characterization Date:	01/10/89		
Remediation Start Date:	10/01/91		
Case Closed Date:	10/28/93		
Substance:	GASOLINE		
Remediation Event:	PUMP AND TREAT GROUND WATER		
Remediation Status:	CASE CLOSED		
Media Affected:	OTHER GROUND WATER		
Region / District:	LOS ANGELES REGION		
Description / Comment:	COUNTY: LOS ANGELES		
Description / Comment:	CROSS STREET: SHIRLEY		
Description / Comment:	REVIEW DATE: 03/27/92		



SITES IN THE SURROUNDING AREA (within 1/2 - 1 mile)

VISTA Address:	GRAPHIC RESEARCH INCORPORATED 9334 MASON CHATSWORTH, CA 91311	VISTA ID#:	178377
		Distance/Direction:	0.97 MI / W
		Plotted as:	Point

Map ID

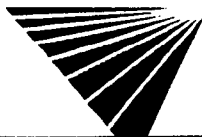
10

CORRACTS / SRC# 5514	EPA ID:	CAD009680232
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Agency Address:	<i>GRAPHIC RESEARCH INC 9334 MASON AVE CHATSWORTH, CA 91311</i>
Prioritization Status:	<i>LOW</i>
RCRA Facility Assessment Completed:	<i>NO</i>
Notice of Contamination:	<i>NO</i>
Determination of need For a RFI (RCRA Facility Investigation):	<i>NO</i>
RFI Imposed:	<i>NO</i>
RFI Workplan Notice of Deficiency Issued:	<i>NO</i>
RFI Workplan Approved:	<i>NO</i>
RFI Report Received:	<i>NO</i>
RFI Approved:	<i>NO</i>
No Further Corrective Action at this Time:	<i>NO</i>
Stabilization Measures Evaluation:	<i>NO</i>
CMS (Corrective Measure Study) Imposition:	<i>NO</i>
CMS Workplan Approved:	<i>NO</i>
CMS Report Received:	<i>NO</i>
CMS Approved:	<i>NO</i>
Date for Remedy Selection (CM Imposed):	<i>NO</i>
Corrective Measures Design Approved:	<i>NO</i>
Corrective Measures Investigation Workplan Approved:	<i>NO</i>
Certification of Remedy Completion:	<i>NO</i>
Stabilization Measures Implementation:	<i>NO</i>
Stabilization Measures Completed:	<i>NO</i>
Corrective Action Process Termination:	<i>NO</i>

RCRA-TSD CORRACTS / SRC# 5514	EPA ID:	CAD009680232
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Agency Address:	<i>GRAPHIC RESEARCH INC 9334 MASON AVE CHATSWORTH, CA 91311</i>
Off-Site Waste Received:	<i>NO</i>
Land Disposal:	<i>NO</i>
Incinerator:	<i>NO</i>
Storage/Treatment:	<i>NO</i>



* VISTA address includes enhanced city and ZIP.

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Report ID: 081501901

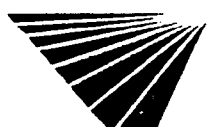
Date of Report: March 9, 1999

SITES IN THE SURROUNDING AREA (within 1/2 - 1 mile) CONT.

VISTA Address*:	AMBIETCH, INCORPORATED 8944 FULLBRIGHT CHATSWORTH, CA 91311	VISTA ID#:	15619
		Distance/Direction:	0.99 MI / SW
		Plotted as:	Point
CORRACTS / SRC# 5514		EPA ID:	CAD051481349

Map
11

Agency Address:	<i>AMBITECH INC 8944 FULLBRIGHT AVE CHATSWORTH, CA 91311</i>
Prioritization Status:	LOW
RCRA Facility Assessment Completed:	YES
Notice of Contamination:	NO
Determination of need For a RFI (RCRA Facility Investigation):	NO
RFI Imposed:	NO
RFI Workplan Notice of Deficiency Issued:	NO
RFI Workplan Approved:	NO
RFI Report Received:	NO
RFI Approved:	NO
No Further Corrective Action at this Time:	NO
Stabilization Meseaures Evaluation:	YES
CMS (Corrective Measure Study) Imposition:	NO
CMS Workplan Approved:	NO
CMS Report Received:	NO
CMS Approved:	NO
Date for Remedy Selection (CM Imposed):	NO
Corrective Measures Design Approved:	NO
Corrective Measures Investigation Workplan Approved:	NO
Certification of Remedy Completion:	NO
Stabilization Measures Implementation:	NO
Stabilization Measures Completed:	NO
Corrective Action Process Termination:	NO



UNMAPPED SITES

VISTA Address*:	ENERGY TECHNOLOGY ENGINEERING CTR SANTA SUSANA MOUNT-TOP OF WOOLSEY CANYO CHATSWORTH, CA 91311	VISTA ID#:	7636802

CERCLIS / SRC# 5278	EPA ID:	CA3890090001
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Agency Address:	ENERGY TECHNOLOGY ENGINEERING CTR SANTA SUSANA MOUNT-TOP OF WOOLSEY CANYO SIMI HILLS, CA 91311
EPA Region:	9
Congressional District:	21
Federal Facility:	Agency Code ()
Facility Ownership:	FEDERALLY OWNED
Site Incident Category:	unknown
Federal Facility Docket:	SITE IS INCLUDED ON THE DOCKET
NPL Status:	SITE IS PART OF NPL SITE
Incident Type:	Unknown
Proposed NPL Update #:	0
Final NPL Update #:	0
Financial Management System ID:	NOT REPORTED
Latitude:	3414300
Longitude:	11836120
Lat/Long Source:	GENERATED BY THE GEOGRAPH DATABASE
Lat/Long Accuracy:	Unknown
Dioxin Tier:	Unknown
USGS Hydro Unit:	18070105
RCRA Indicator:	Unknown

Unit Id:	0
Unit Name:	SITEWIDE

Type:	DISCOVERY	Lead Agency:	FEDERAL FACILITIES
Qualifier:	UNKNOWN	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	NOT REPORTED
Plan Status:	Unknown	Actual Completion Date:	MAY 1, 1988

Type:	PRELIMINARY ASSESSMENT	Lead Agency:	FEDERAL FACILITIES
Qualifier:	HIGHER PRIORITY	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	NOT REPORTED
Plan Status:	Unknown	Actual Completion Date:	DECEMBER 13, 1989

Type:	SCREENING SITE INSPECTION	Lead Agency:	FEDERAL FACILITIES
Qualifier:	HIGHER PRIORITY	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	NOT REPORTED
Plan Status:	Unknown	Actual Completion Date:	DECEMBER 13, 1989

Type:	SCREENING SITE INSPECTION	Lead Agency:	FEDERAL FACILITIES
Qualifier:	LOWER PRIORITY	Category:	Unknown
Name:	NOT REPORTED	Actual Start Date:	NOT REPORTED
Plan Status:	Unknown	Actual Completion Date:	MARCH 29, 1994



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For more information call VISTA Information Solutions, Inc. at 1 - 800 - 767 - 0403.

Report ID: 081501901

Date of Report: March 9, 1999

SITE ASSESSMENT PLUS REPORT

DESCRIPTION OF DATABASES SEARCHED

A) DATABASES SEARCHED TO 1 MILE

NPL
SRC#: 5280 VISTA conducts a database search to identify all sites within 1 mile of your property.
The agency release date for NPL was January, 1999.

The National Priorities List (NPL) is the EPA's database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund program. A site must meet or surpass a predetermined hazard ranking system score, be chosen as a state's top priority site, or meet three specific criteria set jointly by the US Dept of Health and Human Services and the US EPA in order to become an NPL site.

SPL
SRC#: 5455 VISTA conducts a database search to identify all sites within 1 mile of your property.
The agency release date for Calsites Database: Annual Workplan Sites was October, 1998.

The CalSites database contains information on properties (or "sites") in California where hazardous substances have been released, or where the potential for such a release exists. This database is used primarily by the Department of Toxic Substances Control to evaluate and track activities at sites that may have been affected by the release of hazardous substances. Also see SPL/SCL: Annual Work Plan (AWP) sites are classified as SPL and all the other sites are classified as SCL.

CORRACTS
SRC#: 5514 VISTA conducts a database search to identify all sites within 1 mile of your property.
The agency release date for HWDMs/RCRIS was November, 1998.

The EPA maintains this database of RCRA facilities which are undergoing "corrective action". A "corrective action order" is issued pursuant to RCRA Section 3008 (h) when there has been a release of hazardous waste or constituents into the environment from a RCRA facility. Corrective actions may be required beyond the facility's boundary and can be required regardless of when the release occurred, even if it predates RCRA.

B) DATABASES SEARCHED TO 1/2 MILE

CERCLIS
SRC#: 5278 VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for CERCLIS was October, 1998.

The CERCLIS List contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL. The information on each site includes a history of all pre-remedial, remedial, removal and community relations activities or events at the site, financial funding information for the events, and unrestricted enforcement activities.

Cal Cerclis
SRC#: 2462 VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Ca Cerclis w/Regional Utility Description was June, 1995.

This database is provided by the U.S. Environmental Protection Agency, Region 9. The agency may be contacted at: .
These are regional utility descriptions for California CERCLIS sites.



NFRAP
SRC#: 5279

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for CERCLIS-NFRAP was October, 1998.

NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly, or the contamination was not serious enough to require Federal Superfund action or NPL consideration.

SCL
SRC#: 5454

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Calsites Database: All Sites except Annual Workplan Sites (incl. ASPIS) was October, 1998.

The CalSites database contains information on properties (or "sites") in California where hazardous substances have been released, or where the potential for such a release exists. This database is used primarily by the Department of Toxic Substances Control to evaluate and track activities at sites that may have been affected by the release of hazardous substances. Also see SPL/SCL: Annual Work Plan (AWP) sites are classified as SPL and all the other sites are classified as SCL.

The CalSites database includes both known and potential sites. Two-thirds of these sites have been classified, based on available information, as needing "No Further Action" (NFA) by the Department of Toxic Substances Control. The remaining sites are in various stages of review and remediation to determine if a problem exists at the site. Several hundred sites have been remediated and are considered certified. Some of these sites may be in long term operation and maintenance.

RCRA-TSD
SRC#: 5514

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for HWDMS/RCRIS was November, 1998.

The EPA's Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities which report generation, storage, transportation, treatment or disposal of hazardous waste. RCRA TSDs are facilities which treat, store and/or dispose of hazardous waste.

SWLF
SRC#: 5457

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Ca Solid Waste Information System (SWIS) was November, 1998.

This database is provided by the Integrated Waste Management Board. The agency may be contacted at: 916-255-4021.

The California Solid Waste Information System (SWIS) database consists of both open as well as closed and inactive solid waste disposal facilities and transfer stations pursuant to the Solid Waste Management and Resource Recovery Act of 1972, Government Code Section 2.66790(b). Generally, the California Integrated Waste Management Board learns of locations of disposal facilities through permit applications and from local enforcement agencies.

LAC-Landfills
SRC#: 4574

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Los Angeles County Landfills and Transfer Stations was February, 1998.

This database is provided by the Public Health Investigations, Hazardous Material Control Program. The agency may be contacted at: 213-881-4151.



WMUDS
SRC#: 5368

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Waste Management Unit Database System (WMUDS) was October, 1998.

This database is provided by the State Water Resources Control Board. The agency may be contacted at: 916-892-0323. This is used for program tracking and inventory of waste management units. This system contains information from: Facility, Waste Management Unit, SWAT Program and Report Summary Information, Chapter 15 (formerly Subchapter 15), TPCA and RCRA Program Information, Closure Information; also some information from the WDS (Waste Discharge System).

The WMUDS system also accesses information from the following databases from the Waste Discharger System (WDS): Inspections, Violations, and Enforcements. The sites contained in these databases are subject to the California Code of Regulations - Title 23. Waters.

LUST
SRC#: 5271

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Region #4-UST Leak List was September, 1998.

This database is provided by the Regional Water Quality Control Board, Region #4. The agency may be contacted at: 916-266-7582.

LUST
SRC#: 5374

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Region #6-Leaking Underground Storage Tank Listing was October, 1998.

This database is provided by the Regional Water Quality Control Board, Region #6. The agency may be contacted at: 760-241-7365.

LUST
SRC#: 5459

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Lahontan Region LUST List was October, 1998.

This database is provided by the Lahontan Region Six South Lake Tahoe. The agency may be contacted at: 916-542-5400.

LUST
SRC#: 5463

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Region #4-SLIC List was November, 1998.

This database is provided by the Regional Water Quality Control Board, Region #4. The agency may be contacted at: 916-266-7582.

LUST
SRC#: 5497

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Lust Information System (LUSTIS) was October, 1998.

This database is provided by the California Environmental Protection Agency. The agency may be contacted at: 916-445-6532.



CORTESE
SRC#: 4840

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Cortese List-Hazardous Waste Substance Site List was April, 1998.

This database is provided by the Office of Environmental Protection, Office of Hazardous Materials. The agency may be contacted at: 916-445-6532.

The California Governor's Office of Planning and Research annually publishes a listing of potential and confirmed hazardous waste sites throughout the State of California under Government Code Section 65962.5. This database (CORTESE) is based on input from the following: (1)CALSITES-Department of Toxic Substances Control, Abandoned Sites Program Information Systems; (2)SARA Title III Section III Toxic Chemicals Release Inventory for 1987, 1988, 1989, and 1990; (3)FINDS; (4)HWIS-Department of Toxic Substances Control, Hazardous Waste Information System. Vista has not included one time generator facilities from Cortese in our database.; (5)SWRCB-State Water Resources Control Board; (6)SWIS-Integrated Waste Management Control Board (solid waste facilities); (7)AGT25-Air Resources Board, dischargers of greater than 25 tons of criteria pollutants to the air; (8)A1025-Air Resources Board, dischargers of greater than 10 and less than 25 tons of criteria pollutants to the air; (9)LTANK-SWRCB Leaking Underground Storage Tanks; (10)UTANK-SWRCB Underground tanks reported to the SWEEPS systems; (11)IUR-Inventory Update Rule (Chemical Manufacturers); (12)WB-LF- Waste Board - Leaking Facility, site has known migration; (13)WDSE-Waste Discharge System - Enforcement Action; (14)DTSCD-Department of Toxic Substance Control Docket.

Deed Restrictions
SRC#: 1703

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Deed Restriction Properties Report was April, 1994.

This database is provided by the Department of Health Services-Land Use and Air Assessment. The agency may be contacted at: 916-323-3376. These are voluntary deed restriction agreements with owners of property who propose building residences, schools, hospitals, or day care centers on property that is "on or within 2,000 feet of a significant disposal of hazardous waste".

California has a statutory and administrative procedure under which the California Department of Health Services (DHS) may designate real property as either a "Hazardous Waste Property" or a "Border Zone Property" pursuant to California Health Safety Code Sections 25220-25241. Hazardous Waste Property is land at which hazardous waste has been deposited, creating a significant existing or potential hazard to public health and safety. A Border Zone Property is one within 2,000 feet of a hazardous waste deposit. Property within either category is restricted in use, unless a written variance is obtained from DHS. A Hazardous Waste Property designation results in a prohibition of new uses, other than a modification or expansion of an industrial or manufacturing facility on land previously owned by the facility prior to January 1, 1981. A Border Zone Property designation results in prohibition of a variety of uses involving human habitation, hospitals, schools and day care center.

Toxic Pits
SRC#: 2229

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for Summary of Toxic Pits Cleanup Facilities was February, 1995.

This database is provided by the Water Quality Control Board, Division of Loans Grants. The agency may be contacted at: 916-227-4396.

Water Wells
SRC#: 5384

VISTA conducts a database search to identify all sites within 1/2 mile of your property.
The agency release date for USGS WATER WELLS was March, 1998.

The Ground Water Site Inventory (GWSI) database was provided by the United States Geological Survey (USGS). The database contains information for over 1,000,000 wells and other sources of groundwater which the USGS has studied, used, or otherwise had reason to document through the course of research. The agency may be contacted at 703-648-6819.



C) DATABASES SEARCHED TO 1/4 MILE

RCRA-Viols/Enfs VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5514 The agency release date for **HWDMs/RCRIS** was **November, 1998.**

The EPA's Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities which report generation, storage, transportation, treatment or disposal of hazardous waste. RCRA Violators are facilities which have been cited for RCRA Violations at least once since 1980. RCRA Enforcements are enforcement actions taken against RCRA violators.

UST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 1612 The agency release date for **Underground Storage Tank Registrations Database** was **January, 1994.**

This database is provided by the State Water Resources Control Board, Office of Underground Storage Tanks. The agency may be contacted at: 916-227-4337; Caution-Many states do not require registration of heating oil tanks, especially those used for residential purposes.

UST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5068 The agency release date for **City of Torrance Underground Storage Tank List** was **July, 1998.**

This database is provided by the City of Torrance Fire Prevention Division. The agency may be contacted at: 310-618-2973; Caution-Many states do not require registration of heating oil tanks, especially those used for residential purposes.

UST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5187 The agency release date for **Long Beach UST List** was **March, 1998.**

This database is provided by the City of Long Beach Fire Department. The agency may be contacted at: 562-570-2560; Caution-Many states do not require registration of heating oil tanks, especially those used for residential purposes.

UST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5261 The agency release date for **City of El Segundo Open Tanks List** was **September, 1998.**

This database is provided by the City of El Segundo Fire Department. The agency may be contacted at: 310-607-2239; Caution-Many states do not require registration of heating oil tanks, especially those used for residential purposes.

UST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5591 The agency release date for **Los Angeles County UST "Street Number" Book** was **November, 1998.**

This database is provided by the Los Angeles County Department of Public Works, Environmental Programs. The agency may be contacted at: 626-458-3517; Caution-Many states do not require registration of heating oil tanks, especially those used for residential purposes.

AST's VISTA conducts a database search to identify all sites within 1/4 mile of your property.
SRC#: 5513 The agency release date for **Aboveground Storage Tank Database** was **December, 1998.**

This database is provided by the State Water Resources Control Board. The agency may be contacted at: 916-227-4364.



LAC-Site Miti.
SRC#: 5476

VISTA conducts a database search to identify all sites within 1/4 mile of your property.
The agency release date for LA County-Site Mitigation Complaint Control Log was October, 1998.

The CalSites database contains information on properties (or "sites") in California where hazardous substances have been released, or where the potential for such a release exists. This database is used primarily by the Department of Toxic Substances Control to evaluate and track activities at sites that may have been affected by the release of hazardous substances. Also see SPL/SCL: Annual Work Plan (AWP) sites are classified as SPL and all the other sites are classified as SCL.

TRIS
SRC#: 4946

VISTA conducts a database search to identify all sites within 1/4 mile of your property.
The agency release date for TRIS was January, 1998.

Section 313 of the Emergency Planning and Community Right-to-Know Act (also known as SARA Title III) of 1986 requires the EPA to establish an inventory of Toxic Chemicals emissions from certain facilities (Toxic Release Inventory System). Facilities subject to this reporting are required to complete a Toxic Chemical Release Form (Form R) for specified chemicals.

D) DATABASES SEARCHED TO 1/8 MILE

ERNS
SRC#: 4939

VISTA conducts a database search to identify all sites within 1/8 mile of your property.
The agency release date for was July, 1998.

The Emergency Response Notification System (ERNS) is a national database used to collect information on reported releases of oil and hazardous substances. The database contains information from spill reports made to federal authorities including the EPA, the US Coast Guard, the National Response Center and the Department of transportation. The ERNS hotline number is (202) 260-2342. A search of the database records for the period October 1986 through July 1998 revealed information regarding reported spills of oil or hazardous substances in t

RCRA-LgGen
SRC#: 5514

VISTA conducts a database search to identify all sites within 1/8 mile of your property.
The agency release date for HWDMS/RCRIS was November, 1998.

The EPA's Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities which report generation, storage, transportation, treatment or disposal of hazardous waste. RCRA Large Generators are facilities which generate at least 1000 kg./month of non-acutely hazardous waste (or 1 kg./month of acutely hazardous waste).

RCRA-SmGen
SRC#: 5514

VISTA conducts a database search to identify all sites within 1/8 mile of your property.
The agency release date for HWDMS/RCRIS was November, 1998.

The EPA's Resource Conservation and Recovery Act (RCRA) Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities which report generation, storage, transportation, treatment or disposal of hazardous waste. RCRA Small and Very Small generators are facilities which generate less than 1000 kg./month of non-acutely hazardous waste.

End of Report