PART A:

SUPPLEMENTAL INFORMATION

Part A - Section I. Requestor Information

The Requestor, 235 Pinelawn Road South LLC, currently owns the tax lot known by the address 235 Pinelawn Road, Melville, New York (the "site"), and more specifically identified as Tax Map Number 0400-270.00-01.00-024.001. The Requestor is a Delaware limited liability company, authorized to do business in New York. Attached as Exhibit I is the Requestor's verification of qualification to do business in New York.

Pursuant to ECL § 27-1405(1), requestor is properly designated as a Volunteer because its liability will arise solely from its ownership acquired after the disposal/discharge of contamination and because it has taken and will take reasonable steps to (i) stop any continuing release, (ii) prevent any threatened future release, and (iii) prevent or limit human, environmental, or natural resource exposure to any previously released contamination. The Requestor became owner of the property commencing in October 19, 2018. Prior to that time, Requestor had no involvement with the site and has no relationship to any prior owner or operator.

The parties from whom Requestor purchased the property and the northern adjacent parcel are Tribune ND, LLC (the proposed site) and NBBF, LLC (north parcel). Tribune ND, LLC and NBBF, LLC are both subsidiaries of Tribune Media Company. According to publicly available information, Tribune Media emerged from bankruptcy in December 2012 (U.S. Bankruptcy Court, District of Delaware, Case No. 08-13141-KJC), and now trades publicly under the symbol TRCO. The current, past, and only tenant on the property since it was developed is Newsday, Inc., an existing and ongoing operation.

Requestor is not and has never been affiliated with Newsday, Inc. or any former owner or operator of the property and has no knowledge concerning the current financial status of any of the above-referenced entities, other than what is available concerning Tribune Media as a publicly traded company.

Corporate Ownership Information

NAME	INTEREST	ADDRESS
235 Pinelawn Road Holdco, LLC	Sole member of 235 Pinelawn Road South LLC	c/o Hartz Mountain Industries, Inc. 400 Plaza Drive, PO Box 1515 Secaucus, New Jersey 07096-1515

EXHIBIT I:

NEW YORK STATE DEPARTMENT OF STATE ENTITY INFORMATION

Part A - Section II. Project Description

The purpose of the environmental investigation and remediation is to support the proposed development of the site for use as a warehouse and distribution facility with ancillary office space. The project scope of work is expected to include the following:

- Soil investigation and delineation, including the installation of soil borings, to investigate soil impacts associated with historic operations, leaching/recharge basins, industrial waste piping, dry wells, former spill incidents, underground storage tanks (USTs), and the wastewater treatment plant (WWTP);

- Groundwater investigation and delineation via the installation and sampling of permanent monitoring wells to evaluate groundwater impacts associated with historic operations, leaching /recharge basins, industrial waste piping, dry wells, former spill incidents, USTs, and the WWTP;

- Sediment investigation and delineation, including the collection of sediment in dry wells to evaluate potential impacts associated with historic operations and spill incidents;

- Concrete sampling to evaluate staining in former operational areas for concrete disposal and potential for on-site re-use;

- Removal of the two abandoned-in place 25,000-gallon No. 2 fuel oil USTs located along the southeastern corner of the site building;

- Evaluation and closure of the WWTP in accordance with applicable New York State Department of Environmental Conservation (NYSDEC) and Suffolk County Department of Health Services (SCDHS) requirements;

- Closure of dry wells in accordance with United States Environmental Protection Agency (USEPA) and SCDHS requirements;

- Preparation of a Soil Management Plan for the management of surplus soil generated during the excavation of the foundation for the proposed warehouse/distribution facility; and

- Mitigation of potential vapor intrusion concerns via the installation of a vapor barrier, if necessary, in the proposed warehouse/distribution building. Indoor air quality monitoring will be completed following the construction of the new site building.

The estimated project schedule is summarized in the following table:

ACTIVITIES	START	END
Remedial Investigation		
Submit Remedial Investigation Work Plan (RIWP) and BCP Application to NYSDEC	-	1/17/2019
NYSDEC Comments on BCP Application and RIWP	2/4/2019	2/11/2019
Revise and Submit BCP Application and RIWP	2/11/2019	3/1/2019
NYSDEC Approval of BCP Application and RIWP	3/4/2019	3/11/2019
Public Comment Period (30 days) and Execution of BCP Application and RIWP	3/12/2019	4/11/2019
Implement Additional Remedial Investigation	4/12/2019	6/12/2019
Remedial Investigation Report (RIR)/ Alternatives Analysis (AA) / Remedial Action Plan (RAP)		
Prepare RIR / AAR / RAP	6/26/2019	7/26/2019
Submit RIR / AAR / RAP to NYSDEC	-	7/29/2019
Comment Period and NYSDEC Review (60 days)	7/30/2019	9/30/2019
VERTEX Response to NYSDEC RIR / AAR / RAP Comments	10/1/2019	10/16/2019
NYSDEC Review of Vertex Response to RIR / AAR / RAP Comments	10/17/2019	10/24/2019

ACTIVITIES	START	END
RIR / AAR / RAP Approved by NYSDEC	-	10/24/2019
Remediation Work		
Implement Remediation	10/25/2019	3/25/2020
Prepare Final Engineering Report (FER), Site Management Plan (SMP) and Environmental Easement (EE)	3/26/2020	6/26/2020
Submit FER / SMP / EE to NYSDEC	--	6/26/2020
Comment Period and NYSDEC Review (60 days)	6/26/2020	8/26/2020
VERTEX Response to NYSDEC FER, SMP and EE Comments	8/27/2020	9/3/2020
NYSDEC Review of VERTEX Response to FER / SMP / EE Comments	9/4/2020	9/11/2020
Certificate of Completion	-	9/14/2020

Part A – Section III. Property's Environmental History

Included with this BCP application (electronic format only) are the Phase I Environmental Site Assessment (ESA) and Phase II Limited Site Investigation (LSI), prepared by The Vertex Companies, Inc. (VERTEX), dated October 8, 2018. In addition, figures depicting sample results for soil vapor, sediment, concrete, and groundwater are included as an attachment.

Part A – Section IV. Property Information

Question #9 – List of Permits issued by the NYSDEC or USEPA for the Proposed Site:

Type	Issuing Agency	Description
SPDES Permit #NY-0136751	NYSDEC	Permit for industrial and sanitary wastewater discharges from the facility. The permit outlined the effluent limitations and monitoring requirements. Industrial wastewater sources included platemaking rinse, photographic rinse, and porters slop sinks, which discharged to the sewage treatment plant before distribution to leaching pools. The facility no longer generates industrial wastewater and the treatment plant only receives and treats sanitary wastewater.

Type	Issuing Agency	Description
RCRA Permit #NYD052782497	USEPA	Hazardous waste generation and disposal permit. Newsday was registered as a large quantity generator (LQG) of hazardous waste from 1980 to 2014. Hazardous wastes generated at the site included corrosive waste, silver waste, spent halogenated solvents, spent nonhalogenated solvents, 2-propanone, acetic acid, formaldehyde, benzene, 1,1,2-trichloroethane, ethane. Chlorinated solvent waste was generated at the site in 1980, 1981, 2004, 2006, 2008, and 2014. Newsday received several Notices of Violations (NOVs) related to regulations, records/reporting, manifests, contingency plan/emergency procedures, general facility standards, small quantity handlers, container use and management, and pre-transporting of hazardous waste from 1986 to 2015, all of which have achieved compliance. Newsday is currently undergoing closure of the RCRA unit, which are not included as part of the BCP Application.

The following section provides a summary of the property description and environmental assessment, in accordance with the NYSDEC's *Instructions for Completing a BCP Application*.

Location

The site is located in a mixed light industrial and residential area. The property address is 235 Pinelawn Road, Melville, New York 11747. The property consists of one parcel identified by the Town of Huntington Assessor's Office as Tax Map Number 0400-270.00-01.00-024.001. The approximate site area is 32.6 acres.

Site Features

The site is improved with a one and two-story building, which was formerly used by Newsday as a newspaper production (printing) facility (1978 to June 2018). The facility has recently been used by Newsday for administrative and packaging functions since June 2018. In addition to the

main building, a WWTP building and two guard shacks are located at the site. The main building was constructed in 1978 and 1986 and consists of approximately 523,000 square feet of space.

Current Zoning and Land Use

Based on a review of the Town of Huntington Geographic Information System (GIS) mapping website, the site is zoned I-1. The I-1 (Light Industry) zoning allows for one of the followings uses:

- Farming, floriculture, nurseries and greenhouses and dairies;
- Laboratories for scientific and industrial research, testing and development;
- Office buildings and banking institutions, provided that such banking institutions are located within or constitute a portion of the structure of an office building and do not occupy more than twenty (20%) percent of the gross floor space of such structure;
- Cold storage plant, pasteurizing plant or creamery;
- Warehousing and distributing plant, but not including the outdoor storage of goods or materials and not including the storage or sale of lumber, ice, coal, petroleum or petroleum products as a principal use;
- Light industrial uses in which the principal activity shall be the manufacture, intermediate processing or assembly of goods for consumer use;
- Manufacture, storage or distribution of food products, including beverage blending or bottling, bakery products, candy manufacture, ice cream and dairy products, fruits and vegetables, but not including distillation of beverages or slaughtering and meat packing.
    - Manufacture of cigars and cigarettes.
    - Manufacture of textiles, leather goods and clothing.
    - Publishing, printing, bookbinding.
    - Manufacture or assembly of furniture and cabinets.
    - Manufacture or assembly of toys, games, musical instruments, watches, clocks;

  - Manufacture, assembly or repair of mechanical, optical, photographic, scientific, electrical or electronic instruments; or
  - Compounding of cosmetics and pharmaceuticals;
- A light manufacturing use of the same general character as those specifically permitted in this section when authorized as a special exception by the Board of Appeals and upon a finding by the Board that such use is a light industrial use as defined in this chapter. In addition, the Board shall make findings pursuant to § 198-66 of this chapter;
- Uses clearly accessory and incidental to a permitted use;
- Day-care centers, where said use occupies no less than five thousand (5,000) square feet and is in compliance with the Suffolk County Department of Health and Services and all applicable state and county laws;
- Business or trade schools;
- Radio, recording, television or motion-picture production studios and stations, and
- Libraries, museums and art galleries.

The surrounding area consists of light industrial, residential, and utility right-of-ways. The nearest residential area is located approximately 130 feet southwest of the site along Deshon Drive.

Past Use of the Site

The site was primarily unimproved agricultural land with farm-related structures from the late 1800s to the mid-1970s. The original portion of the current site building was constructed in 1978, which was expanded in 1986 bringing the site building into its current configuration. The site building has been occupied by Newsday since it was developed. Operations included newspaper printing until June 2018, when the operations were reduced to administrative and packaging only. All production operations ceased on December 16, 2018. Administrative operations continue at the site.

Historical industrial uses of the site have led to 20 reported NYSDEC spill incidents associated with releases from generators, fuel tanks, WWTP operations, and ink tanks. Prior site uses that appear to have led to contamination currently on-site include tank overfills, releases into dry wells, discharges to WWTP leaching basins, and the general operation of a printing plant for a period of 40 years. Newsday is also actively undergoing Resource Conservation and Recovery Act (RCRA) closure activities as required for regulated waste closure and post-closure care under the oversight of the NYSDEC.

Site Geology and Hydrogeology

Subsurface soils at the site consist of course, medium, and fine-grained sands brown to light brown in color with stone and cobbles. Asphalt fragments, crushed brick, and concrete were observed at depths up to three feet below ground surface (bgs) in portions of the site.

Groundwater has been encountered at depths of approximately 40 feet bgs. The groundwater flow direction at the site has not been confirmed through the installation and surveying of permanent monitoring wells; however, topography in the area of the site indicates groundwater flow is likely to the southeast.

Environmental Assessment

Environmental investigations completed as the basis for this assessment include VERTEX's Phase I ESA and Phase II LSI (October 2018) and RPS' Limited Phase II SI (March 2018). VERTEX's previous assessments were completed as a component of environmental due diligence in support of acquisition of the site by 235 Pinelawn Road South LLC. Based upon investigations conducted to date, the primary contaminants of concern for the site include polynuclear aromatic hydrocarbons (PAHs) and metals. Affected media include soil, sediment, groundwater, soil vapor,

and concrete. The impacted media and primary contaminants of concern are discussed in greater detail below.

Soil – Limited due diligence soil investigations have been completed at the site to investigate historical operations, USTs, the WWTP, and select former spill areas. A total of 20 soil borings were advanced and a total of 15 soil samples were collected as part of these investigations. Laboratory analysis was generally limited to volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), and heavy metals. The majority of the contaminant concentrations in soil were found below NYSDEC Soil Cleanup Objectives (SCOs). Acetone and 4,4-DDT have been found in excess of the unrestricted-use SCO.

Given the limited nature of the previous investigations, many areas of the site require further soil investigation for accurate characterization. In addition, it is suspected that a source of the chlorinated VOC (CVOC) soil vapor impacts exists beneath the building slab. See below for additional information on soil vapor sampling performed as part of a previous due diligence investigation.

Sediment – During previous due diligence investigations, sediment samples have been collected from two of the more than 50 dry wells across the site. Several PAHs were detected above the commercial and/or industrial use SCOs in sediment sample DW-2, which was collected from a dry well adjacent to a basement area at the southeastern corner of the site building. Specifically, benzo(a)pyrene [3.7 milligrams per kilogram (mg/kg)] was detected above the commercial SCO (1.0 mg/kg) and industrial SCO (1.1 mg/kg), and dibenzo(a,h)anthracene (0.62 mg/kg) was detected above the commercial SCO (0.56 mg/kg). Silver was also detected above the protection of groundwater and unrestricted-use SCO in sediment sample DW-1, which was collected from a dry well adjacent to a basement area at the northeastern corner of the site building. Given the historical use of the site as a printing operation, silver is considered a contaminant of concern.

Groundwater – During previous due diligence investigations, a total of eight groundwater samples have been collected from temporary monitoring wells. Several PAHs including benzo(a)pyrene, benzo(a)anthracene, benzo(b)fluoranthene, benzo(k)fluoranthene, chrysene, and indeno(1,2,3-cd)pyrene were detected in three or more wells at concentrations ranging from 0.02 to 0.06 micrograms per liter (ug/l), which exceed the Ambient Water Quality Standard (AWQS) of 0.002 ug/l. These samples were collected from the WWTP area, leaching basins, underneath the main building, and downgradient of the WWTP.

Several metals were detected above the AWQS in four groundwater samples collected in areas of leaching basins, and downgradient of the WWTP. Notable metals detected above the AWQS included silver (59.28 ug/l), antimony (4.44 ug/l), chromium (up to 1,933 ug/l), lead (up to 163.7 ug/l), and selenium (up to 38.1 ug/l).

Concrete – A total of five concrete chip samples were collected from stained areas within the building during due diligence investigations. Arsenic (24.4 mg/kg) was detected in a sample collected from a drum storage area at a concentration above the commercial SCO (16 mg/kg). Total xylenes, 1,2,4-trimethylbenzene (1,2,4-TMB), and phenols were also detected in concrete samples at concentrations exceeding the protection of groundwater SCOs or unrestricted use SCOs. Soil samples were not collected beneath these areas to determine if soils are impacted above NYSDEC SCOs.

Soil Vapor – Analysis of five sub-slab vapor samples collected during a previous due diligence investigation detected carbon tetrachloride [6.67 micrograms per cubic meter (ug/m^3)] in one soil gas sample beneath the building at a concentration in excess of the New York State Department of Health Soil Vapor Matrix (2.0 ug/m^3). The analysis also detected several petroleum related VOCs, tetrachloroethane (PCE), and trichloroethene (TCE) in multiple soil gas samples collected beneath the concrete slab at the site. The results of the soil gas analysis indicate a source of the contaminants is likely present in site soil or groundwater.

The known contaminants of concern at the site by media are outlined in the table below.

Contaminants of Concern					
Contaminant Category	**Soil**	**Sediment**	**Groundwater**	**Soil Vapor**	**Concrete**
VOCs	CVOCs	None	None	Carbon tetrachloride, TCE, PCE	PVOCs
SVOCs	None	PAHs	PAHs	None	PAHs
Metals	None	Silver	Various metals	None	Arsenic

The property is also subject to a RCRA permit (NYD052782497) that was issued by the USEPA to Newsday on March 3, 1981. Closure activities associated with this RCRA permit are ongoing and are being performed by the outgoing tenant, Newsday, Inc., and its consultant. A copy of the RCRA Closure Plan and Acceptance letter are included within the Previous Environmental Reports attachment.

Part A – Section VII. Requestor Eligibility Information

Please refer to Part A - Section I of this document, Requestor Information, for supplemental information regarding why the Requestor should be considered a volunteer to the BCP.

PART B:

SUPPLEMENTAL INFORMATION

Part B - Section VI. Current Property Owner/Operator Information

The following table provides a summary of the current and previous owner/operators for the site.

NAME OF PREVIOUS OWNERS / OPERATORS	ADDRESS / PHONE NUMBERS	DATES OF OWNERSHIP	RELATIONSHIP TO REQUESTOR
0400-270.00-01.00-024.001			
235 Pinelawn Road South LLC	400 Plaza Drive, PO Box 1515 Secaucus, New Jersey 07096-1515/ (201) 272-5306	10/09/2018 to present	Requestor
Tribune ND LLC	Tribune ND, LLC C/O Tribune Company 435 N. Michigan Avenue Chicago, Illinois 60611 (312) 222-9100	11/26/2008 to 10/09/2018	None
Tribune Company	Tribune Company 515 N State St. Chicago, Illinois 60654 (646) 563-8296	04/30/2008 to 11/26/2008	None
TMCT LLC	TMCT, LLC 350 W. Colorado Blvd., Suite 230 Pasadena, California 91105 No Phone Number (Company Absolved)	08/12/1997 to 04/30/2008	None
Newsday Inc.	Tribune ND, Inc. 435 N Michigan Avenue Chicago, Illinois 60611 (312) 222-9100	Unknown to 08/12/1997	None

Part B Section VII. Requestor's Eligibility Information

The Requestor is the current owner of the site by way of property purchase on October 9, 2018.

The recorded deed is provided as Exhibit B.

EXHIBIT 2:

DEED INFORMATION

Part B Section IX. Site Contact List Information

Chief Executive Officers

Suffolk County:
Suffolk County Executive
Steven Bellone
H. Lee Dennison Bldg.
100 Veterans Memorial Hwy
P.O. Box 6100
Hauppauge, NY 11788
Telephone: 631-853-4000

Town of Huntington:
Supervisor
Chad A. Lupinacci
Town Hall
100 Main Street
Huntington, New York 11743
Telephone: 631-351-3030
Fax: 631-424-7856

Planning Board Chairperson

Suffolk County:
Theresa Ward
Suffolk County
Deputy County Executive and Commissioner, Economic Development and Planning
H. Lee Dennison Bldg., 11th Floor,
100 Veterans Memorial Hwy.,
Hauppauge, NY 11788-0099
Telephone: 631-853-5191
Fax: 631-853-4044

Town of Huntington:
Paul Mandelik, Chair
Town of Huntington Planning Board
100 Main Street
Huntington, New York 11743
Telephone: 631-351-3196
Fax: 631-351-3257

Adjoining Property Owners

Property address	**Deshon Drive**
Tax Map Number	0400-270.00-01.00-010.001
Owner Full name	LIPA
Address	15 Park Drive
City State Zip	Melville, NY 11747

Property address	**99 Marcus Drive**
Tax Map Number	0400-270.00-01.00-012.000
Owner Full name	MRP Family Holdings LLC
Address	99 Marcus Drive
City State Zip	Melville, NY 11747

Property address	**99 Marcus Drive**
Tax Map Number	0400-270.00-01.00-012.000
Owner Full name	Suffolk County Industrial Development Agency H. Lee Dennison Building 3rd Floor 100 Veterans Hwy
Address	PO Box 6100
City State Zip	Hauppauge, NY 11788

Property address	**101 Marcus Drive**
Tax Map Number	0400-270.00-01.00-013.000
Owner Full name	Marcus Equities LLC
Address	101 Marcus Drive
City State Zip	Melville, NY 11747

Property address	**255 Pinelawn Road**
Tax Map Number	0400-270.00-01.00-014.000
Owner Full name	Rose Associates

Address	255 Pinelawn Road
City State Zip	Melville, NY 11747

Water Service:

South Huntington Water District
PO Box 370
75 5th Avenue South
Huntington Station, NY 11746

Contact List Requests

No one has requested to be placed on the contact list.

Local News Media for Public Announcements

Newsday
235 Pinelawn Road
Melville, NY 11747
1-800-639-7329

Long Island Press
6901 Jericho Tpke.
Suite 215
Syosset, NY 11791
516-284-3331

News 12 Long Island
1 Media Crossways
Woodbury, NY 11797
516-393-1200

School and Day Care Facility Administrators

The following Day Care Facilities are located within one-mile of the site.

Tutor Time of Melville
Ms. Lauren Salatti, Executive Director
604 Broadhollow Road
Melville, NY 11747
(631) 777-8880

Farmingdale Child Care
Mr. John S. Nader, PhD, President
2350 Broadhollow Road
Melville, NY 11747
(631) 420-2125

Calling All Kids, Again, Inc.
Administrator
1860 Walt Whitman Road #500
Melville, NY 11747
(631) 393-9393

Paola's Daycare
32 Ridge Road
Wheatley Heights, NY 11798
(631) 338-3095

There are no schools located within one-mile of the site. The following schools are located within two-miles of the site.

West Hollow Middle School
Mr. Steven Hauk, Principal
250 Old East Neck Rd
Melville, NY 11747
(631) 592-3400

Milton L. Olive Middle School
Mr. Kenya H. Vanterpool, Principal
140 Garden City Avenue
Wyandanch, NY 11798
(631) 870-0525

Wyandanch Memorial High School
Mr. Paul Sibblies, Principal
54 South 32nd Street
Wyandanch, NY 11798
(631) 870-0450

Local Document Repository

Plainview Old-Bethpage Public Library
999 Old Country Road
Plainview, NY 11803
(516) 938-0077
Attn: Ms. Gretchen Browne

VERTEX has contacted the Plainview-Old Bethpage Public Library to request the library as a document repository for the site. The library has agreed to act as the local document repository. This confirmation is included as Exhibit 3.

EXHIBIT 3:

DOCUMENT REPOSITORY CONFIRMATIONS

Part B Section X. Land Use Factors

1. What is the current zoning for the site? What uses are allowed by the current zoning?

Based on a review of the Town of Huntington Geographic Information System (GIS) mapping website, the site is zoned I-1. The I-1 (Light Industry) zoning allows for one of the followings uses:

- Farming, floriculture, nurseries and greenhouses and dairies;
- Laboratories for scientific and industrial research, testing and development;
- Office buildings and banking institutions, provided that such banking institutions are located within or constitute a portion of the structure of an office building and do not occupy more than twenty (20%) percent of the gross floor space of such structure;
- Cold storage plant, pasteurizing plant or creamery;
- Warehousing and distributing plant, but not including the outdoor storage of goods or materials and not including the storage or sale of lumber, ice, coal, petroleum or petroleum products as a principal use;
- Light industrial uses in which the principal activity shall be the manufacture, intermediate processing or assembly of goods for consumer use;
- Manufacture, storage or distribution of food products, including beverage blending or bottling, bakery products, candy manufacture, ice cream and dairy products, fruits and vegetables, but not including distillation of beverages or slaughtering and meat packing.
    - Manufacture of cigars and cigarettes.
    - Manufacture of textiles, leather goods and clothing.
    - Publishing, printing, bookbinding.
    - Manufacture or assembly of furniture and cabinets.
    - Manufacture or assembly of toys, games, musical instruments, watches, clocks;

  - Manufacture, assembly or repair of mechanical, optical, photographic, scientific, electrical or electronic instruments; or
  - Compounding of cosmetics and pharmaceuticals;
- A light manufacturing use of the same general character as those specifically permitted in this section when authorized as a special exception by the Board of Appeals and upon a finding by the Board that such use is a light industrial use as defined in this chapter. In addition, the Board shall make findings pursuant to § 198-66 of this chapter;
- Uses clearly accessory and incidental to a permitted use;
- Day-care centers, where said use occupies no less than five thousand (5,000) square feet and is in compliance with the Suffolk County Department of Health and Services and all applicable state and county laws;
- Business or trade schools;
- Radio, recording, television or motion-picture production studios and stations, and
- Libraries, museums and art galleries.

2. Current Use: Attach a summary of current business operations or uses, with an emphasis on identifying possible contaminant source areas. If operations or uses have ceased, provide the date.

The site was utilized by Newsday as a newspaper production facility from 1978 to June 2018. In June 2018, printing operations ceased. Newsday continues to perform administrative functions at the site. Hazardous substances and petroleum products recently utilized at the site included printing press oils, fuel oil, diesel fuel, and other general maintenance materials and lubricants. These products are stored within USTs, ASTs, 55-gallon drums, or smaller containers. A hazardous materials storage shed is located to the north of the WWTP.

An active WWTP is currently located on the western portion of the site. Wastewater generated from operations is discharged through floor drains to an oil/water separator before treatment at the WWTP. The wastewater is treated using a combination of pre-equalization screens, rotary aerators, membrane clarifiers, and sludge settling tanks. Treated wastewater is discharged to underground cistern systems including 11 underground leaching pools to the west of the WWTP and to discharge leaching basins to the north of the WWTP. According to the State Pollution Discharge Elimination System (SPDES) permit documentation provided, several discharge outfall exceedances were reported historically including 1,1,1-trichloroethane (TCA), 1,2,4,5-tetramethylbenzene, 1,3,5-trimethylbenzene, benzene, cyanide, flow, total nitrogen, oil and grease, p-ethyltoluene, pH, total recoverable phenolics, silver, total dissolved solids, toluene, total toxic organics, and xylenes.

3. Attach a statement detailing the specific proposed use:

The proposed use for the site is redevelopment with a warehouse/distribution facility with ancillary office space. The proposed new building will be constructed as one story with limited mezzanine space, which will include a gross floor area of 738,389 square feet. Access driveways are proposed on the northwestern, west-central, and southeastern site boundaries. The proposed warehouse facility is a permitted use for the site, which is zoned for industrial use (I-1).

FIGURES

PREVIOUS ENVIRONMENTAL REPORTS

(ELECTRONIC FORMAT ONLY)