

PHASE I ENVIRONMENTAL SITE ASSESSMENT (ESA)



**105-107 KISCO AVENUE
MOUNT KISCO, NEW YORK 10549**

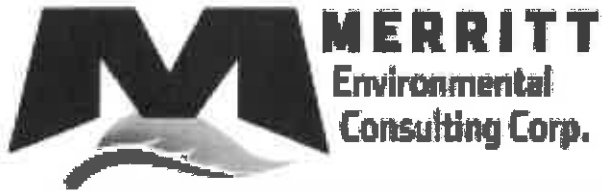
PREPARED FOR

BANKUNITED

PROJECT NO. M10408

MERRITT ENVIRONMENTAL CONSULTING CORP.

77 Arkay Drive, Suite D, Hauppauge, NY 11788
(631) 617-6200 • WWW.MERRITTEC.COM



77 Arkay Drive, Suite D, Hauppauge, NY 11788
(631) 617-6200, Fax. 631-617-6201

**ALL APPROPRIATE INQUIRY (AAI)
PHASE I ENVIRONMENTAL SITE ASSESSMENT (ESA)**

ASTM E1527-05

Site Address	105-107 Kisco Avenue Mount Kisco, New York 10549
Prepared for	BankUnited Esperante Corporate Center 222 Lakeview Avenue, Ste. 900 West Palm Beach, FL 33401 Attn: Ms. Michelle Burg
Prepared By	Merritt Environmental Consulting Corp. 77 Arkay Drive, Suite D Hauppauge, New York 11788 (631) 617-6200 www.merrittec.com
MECC Project No	Project M10408
Inspection Date	November 15, 2013
Summary Date	November 22, 2013
Final Report Date	December 2, 2013

4.1 EXECUTIVE SUMMARY

Merritt Environmental Consulting Corp. (MECC) was retained by BankUnited to conduct a Phase I Environmental Site Assessment (ESA) at 105-107 Kisco Avenue, Mount Kisco, New York 10549.

The on site investigation was conducted on November 15, 2013.

Based on our site reconnaissance, database review and historical investigation, the following Recognized Environmental Conditions (RECs) were noted at the time of our inspection.

A Recognized Environmental Condition means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substance or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under compliance with laws.

ITEM

1	The current site consists of two (2) one-story warehouse buildings and one (1) two-story commercial/office building. Based on historical Sanborn fire insurance maps, the subject property has historically been occupied by a lumber mill, a garage, a painting shop, coal and wood sheds, an auto sales/service facility, and a woodworking facility. Without the benefit of a subsurface investigation we cannot determine if any contamination is present or if a Potential Vapor Encroachment Condition (PVEC) exists from the former site usage.
2	Historical Sanborn maps from 1916 to 1949 depict a 250-gallon gasoline tank associated with the subject property buried beneath Kisco Avenue. In addition, the 1916 map depicts the northeast portion of the subject property to contain a Standard Oil Company oil tank approximately 20 feet in diameter. Further evaluation is recommended to determine whether documentation regarding these tanks is available or if additional investigation (Phase II) is warranted.

NOTE: ADJOINING PROPERTIES

Based on historical Sanborn fire insurance maps, historical uses of the adjoining properties include coal and lumber yards, woodworking and metalworking facilities, and a rail line bordering the subject property to the east.

Our regulatory database review revealed no open spill events in the immediate vicinity of the subject property. In addition, any contamination discovered at the subject property originating at an adjoining property would need to be remediated by the responsible party.

In addition, no de minimis conditions were noted.

A de minimis condition is one that generally does not present a material risk of harm to public health or the environment and that generally would not be subject of an enforcement action if brought to the attention of appropriate governmental agencies (excluding local asbestos & lead situations).

The following Historical Recognized Environmental Conditions (HRECs) were identified in our database search/historical review.

A Historical Recognized Environmental Condition (HREC) is an environmental condition which in the past would have been considered a Recognized Environmental Condition (REC), but which may or may not be considered a recognized environmental condition currently. Such as a past release of any hazardous substances or petroleum products which has been remediated, with such remediation accepted by the responsible regulatory agency (for example, as evidenced by the issuance of a no further action letter or equivalent).

Two (2) Spill events occurred at the target property:

- | | |
|--|--|
| 1) Richards Home Center
105 Kisco Ave
Spill #9708149
Spill Date: 10/8/1997
Close Date: 2/23/2006
Remarks: During initial investigation at back portion of property, soil samples indicated strong odors of petroleum. | 2) Richards Home Center
105 Kisco Ave
Spill #1207041
Spill Date: 10/17/12
Close Date: 12/13/2012
DEC Memo: 2 pallets full of 1 gallon latex paint cans. Several looked like they were used for target practice, paint oozing from bullet holes. |
|--|--|

The spill cases have been closed by the New York State Department of Environmental Conservation (NYSDEC). On November 19, 2013, MECC submitted a Freedom of Information request to the NYSDEC for additional information regarding the subject property. The response received consists of the spill report forms, which confirm the above information.

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4.2) INTRODUCTION

4.2.1 PURPOSE

The report was prepared by Merritt Environmental Consulting Corp., whose purpose is to provide comprehensive Phase I Environmental Site Assessments (ESA) in accordance with American Society of Testing Materials (ASTM E 1527-05) standards for a Phase I Environmental Site Assessment. The survey personnel are trained in the field of Environmental Site inspections as Certified Environmental Specialist (CES) by the Environmental Assessment Association as well as asbestos investigators by the Federal Environmental Protection Agency and NY State.

4.2.2 DETAILED SCOPE OF SERVICES

For the Phase I Environmental Site Assessment (ESA), Merritt Environmental Consulting Corp. performed the following primary tasks:

- 1. Physical site inspection by Certified Environmental Specialists (CES) who traversed the interior and exterior areas of the site by foot, in addition to conducting a review of adjacent areas and their exteriors.*
- 2. Investigations of historical usage of site based upon:
 - a. Interview of persons knowledgeable about the sites current and past usage.*
 - b. Review of historical sources provided**
- 3. Review of USGS geologic and 7.5 Minute Topographical Maps.*
- 4. Review of the federal and state environmental databases as per ASTM E1527-05 guidelines, as well as a review of pertinent information provided by local government records.*
- 5. Limited survey of site for the presence of electrical transformers that may contain Poly-chlorinated biphenyl (PCBs).*
- 6. Limited survey for the presence of friable asbestos containing material (ACM).*
- 7. Limited survey of site for the presence of lead based paint surfaces within common areas.*
- 8. Inspection of water supply, gas supply, garbage disposal practices, groundwater flow, storm and sanitary discharge methods.*
- 9. Review of Radon averages as published by the local and state regulatory agencies.*
- 10. Inspection for petroleum storage tanks, above and below grade, stored on site.*
- 11. Review of report by a senior certified environmental specialist (CES).*
- 12. Unless provided with a Bank Scope of Work (SOW) prior to inspection, no other items have been included.*

4.2.3 SIGNIFICANT ASSUMPTIONS

Information and records provided by the client and outside vendors retained by Merritt Environmental Consulting Corp. are assumed to be correct and complete.

4.2.4 LIMITATIONS AND EXCEPTIONS

The contents of this report are correct to our knowledge and belief. This report and conclusions stated herein are, however, limited to actual knowledge based upon a visual inspection of the Property, the examination of readily available public records concerning the current and prior use of the Property, and interviews with individuals knowledgeable about present and past property uses.

Merritt Environmental Consulting Corp. has performed this Phase I Environmental Site Assessment (ESA) of the Property in accordance with the detailed scope of work in section 4.2.2.

Merritt Environmental Consulting Corp. cannot guarantee that the Property is completely free of hazardous substances or other materials or conditions that could subject the Client to potential liability. The presence or absence of any such condition can only be confirmed through the collection and analysis of soil and groundwater samples, as well as through testing building materials that may contain asbestos or lead paint. This is beyond the scope of the investigation.

Merritt Environmental Consulting Corp. has no interest other than professional in this Assessment and neither its performance, nor compensation for same, is contingent upon the findings and recommendations that are represented herein.

Transfer Property Acts

Many states have enacted property transfer laws that require notification of environmental conditions to a buyer. This ESA is not designed to meet those parameters or determine if a transfer act applies to the subject site

4.2.5 SPECIAL TERMS AND CONDITIONS

There are no special terms or conditions to the content of the report that are in addition to the scope outlined in Section 4.2.2.

4.2.6 RELIANCE

This Phase I Assessment was performed at the client's request utilizing methods and procedures that are consistent with acceptable professional standards ASTM-E1527-05.

The report has been prepared for the sole use of MECC's client. No other party may use the report without the written authority of MECC.

4.3) SITE DESCRIPTION

4.3.1 LOCATION AND LEGAL DESCRIPTION

The property address is 105-107 Kisco Avenue, Mount Kisco, New York 10549. The legal site address is Section 69.65, Block 2, Lots 4 and 5. The site is located in the Mount Kisco section of Westchester County, New York.

4.3.2 SITE AND VICINITY GENERAL CHARACTERISTICS

The current site is situated on a plot size approximately 1.80 acres.

The current structure was built in 1980.

The weather conditions during our on-site inspection consisted of sunny skies. The temperature was approximately 56°.

4.3.3 CURRENT USE OF THE PROPERTIES

The current use of the site consists of two (2) commercial office units and a retail unit.

4.3.4 DESCRIPTIONS OF STRUCTURES, ROADS AND OTHER IMPROVEMENTS

- A. The current site consists of two (2) one-story warehouse buildings and one (1) two-story commercial/office building, located on a plot size approximately 1.80 acres (building size is approximately 26,000 square feet). There are no basements or subbasements at the subject site. All utilities as well as the boiler room are located on the ground floor of the main building.
- B. The site is located on the east side of Kisco Avenue between the corners of Hillside Avenue and Preston Way.
- C. The heating/cooling system for this site is located on the roof and in the loading dock of the two-story building and is supplied by gas-fired HVAC units and gas-fired ceiling hung units. The warehouse buildings have no heating systems.

D. *STORM AND SANITARY DISCHARGE*

There are no on-site sanitary services such as cesspools or septic tanks located on the property. The sanitary discharge for the main building empties into the Mount Kisco sewer system located under Kisco Avenue.

E. *WATER SUPPLY*

The U.S. Environmental Protection Agency estimates that drinking water can comprise 20% or more of a person's total exposure to lead. Although lead in drinking water is rarely the single cause of lead poisoning, it can significantly increase a person's total lead exposure. Infants who are fed baby formula or drinks mixed with hot water from the tap are the most vulnerable to lead in drinking water. Lead solder can leach into the water supply. Standing water in the piping system can aid in the leaching process.

The EPA action level for lead in drinking water is 15 parts per billion, (PPB).

A sample with lead levels that equal or exceed 15 PPB is considered to have elevated levels of lead, and it is recommended that response action be taken. This response action may include additional testing, replacement of plumbing components, or an operations and maintenance program.

FINDINGS

A 2" copper water main enters the property from Kisco Avenue. The main is connected to a water meter located on the ground floor. The domestic water is supplied by Mount Kisco.

There are no private ground water wells servicing this property.

No testing of the water was conducted under this scope.

F. GARBAGE DISPOSAL

There are currently no active incinerators located on the property. The garbage to be disposed of is placed on the storage yard side of the buildings in portable cans with covers. These containers are picked up several times per week by private sanitation.

4.3.5 CURRENT USES OF THE ADJOINING PROPERTIES

North	2-story Commercial
South	Commercial
East	Railroad
West	Kisco Avenue / Commercial

4.4) USER PROVIDED INFORMATION

4.4.1 TITLE RECORDS

No title records were provided.

4.4.2 ENVIRONMENTAL LIENS

Merritt Environmental Consulting Corp. (MECC) has retained Environmental Data Resources (EDR) to conduct an Environmental Lien Search on the site. No environmental liens were indicated (See Appendix A).

4.4.3 SPECIALIZED KNOWLEDGE

No information regarding specialized knowledge was provided.

4.4.4 COMMONLY KNOWN OR REASONABLY ASCERTAINABLE INFORMATION

Merritt Environmental Consulting Corp. (MECC) has used the following New York State websites to research information on the subject property:

- PropertyShark.com

4.4.5 VALUATION REDUCTION FOR ENVIRONMENTAL ISSUES

No information regarding the valuation reduction for environmental issues was provided by the owner.

4.4.6 OWNER, PROPERTY MANAGER AND OCCUPANT INFORMATION

The current owner of the site is George L. Griffin, Jr. and Paul F. Carozza, which purchased the property in 1993.

The current occupants are two (2) commercial office units and a retail unit.

4.4.7 REASON FOR PERFORMING PHASE I

Merritt Environmental Consulting Corp. (MECC) was retained to perform a Phase I Environmental Site Assessment (ESA) as an agent for the lending institution (BankUnited).

4.4.8 OTHER/ADDITIONAL INFORMATION PROVIDED

No additional information was provided.

4.5) RECORDS REVIEW

4.5.1 STANDARD ENVIRONMENTAL RECORD SOURCES

The federal government and New York State have compiled database lists of contaminated, potentially hazardous and regulated sites that may impact the subject property. Environmental Data Resources (EDR) has provided this information to Merritt Environmental Consulting Corp. (MECC).

4.5.2A DATABASE SEARCHES

The following Federal and State databases were reviewed by Merritt Environmental Consulting Corp. (MECC) on November 18, 2013, with the corresponding distance.

FINDINGS

The closest 10 sites have been included in Appendix A.

Due to the density of the area, several of the site printouts have been omitted from the report.

FEDERAL

Database	Radius Searched
1. Federal National Priority List	1 Mile
2. Federal CERCLIS list	½ Mile
3. Federal RCRA TSD facilities list	½ Mile
4. Federal RCRA generators list	Site & Adjacent Properties
5. Federal ERNS list	Site

National Priorities List (NPL) - list compiled by EPA pursuant to CERCLA 42 USC 9605(a)(8)(B) of properties with the highest priority for cleanup pursuant to EPA's Hazard Ranking System.

Findings: No sites located within a 1-mile radius.

Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) - the list of sites compiled by EPA that EPA has investigated or is currently investigating for potential hazardous substance contamination for possible inclusion on the National Priorities List.

Findings: No sites located within a ½-mile radius.

Resource Conservation Recovery Act (RCRA) Treatment Storage Disposal (TSD) facilities - those facilities on which treatment, storage, and/or disposal of hazardous wastes takes place, as defined and regulated by RCRA. Inclusion on the RCRA TSD list does not imply contamination has occurred at the site.

Findings: No sites located within a ½-mile radius.

Resource Conservation Recovery Act (RCRA) generators list - list kept by EPA of those persons or entities that generate hazardous wastes as defined and regulated by RCRA. Inclusion on the RCRA list does not imply contamination has occurred at the site.

Findings: No generators listed at property.
1 generator listed within a ¼-mile radius.

Emergency Response Notification System (ERNS) list - list of reported CERCLA hazardous substance releases or spills in quantities greater than the reportable quantity, as maintained at the National Response Center. Notification requirements for such releases or spills are codified in 40 CFR Parts 302 & 355.

Findings: Site not listed.

STATE AND LOCAL RECORDS

Database	Radius Searched
1. State lists of Haz. Waste Sites	1 Mile
2. State landfill/solid waste site lists	½ Mile
3. State leaking tank lists (LTANKS)	½ Mile
4. State registered tanks	¼ Mile

Department of Environmental Conservation (DEC) lists the contaminated sites throughout the State and classifies the degree of contamination. Number 1 being highly contaminated; number 5 being the least hazardous to the public.

code:

1. Causing or presenting an imminent danger of causing irreversible or irreparable damage to the public health or environment - immediate action required;
2. Significant threat to the public health or environment - action required;
- 2a. Temporary classification assigned to sites that have inadequate and/or insufficient data for inclusion in any of the other classifications;
3. Does not present a significant threat to the public health or the environment - action may be deferred;
4. Site is properly closed - requires continued management;
5. Site is properly closed, no evidence of present or potential adverse impact - no further action is required.

Findings: No sites located within a 1-mile radius.

Solid Waste Disposal Site - any place, location, tract of land, area, or premises used for the disposal of solid wastes as defined by state solid waste regulations. The term is synonymous with the term landfill and is also known as a garbage dump, trash dump or by similar terms.

Findings: No sites located within a ½-mile radius.

Spill Logs/LTANKS list – New York State Department of Environmental Conservation (NYSDEC) has a computerized list of spills that have occurred as of 1986, including the present status of the sites. In addition, the leaking tank (LTANKS) database was also reviewed for reported incidents in the area.

Findings: 42 LTANKS located within a ½-mile radius.
5 NY Spills located within a 1/8-mile radius.

Two (2) Spill events occurred at the target property:

- | | |
|---|---|
| <p>1) Richards Home Center
105 Kisco Ave
Spill #9708149
Spill Date: 10/8/1997
Close Date: 2/23/2006
Remarks: During initial investigation at back portion of property, soil samples indicated strong odors of petroleum.</p> | <p>2) Richards Home Center
105 Kisco Ave
Spill #1207041
Spill Date: 12/13/2012
Close Date: 10/17/2012
DEC Memo: 2 pallets full of 1 gallon latex paint cans. Several looked like they were used for target practice, paint oozing from bullet holes.</p> |
|---|---|

State registered tanks - state lists of storage tanks required to be registered under Subtitle I. Section 9002 of RCRA.

Findings: No registered tanks located on site.
10 registered tank sites located within a 1/4-mile radius.

4.5.2 ADDITIONAL RECORDS SEARCHED

Database	Radius Searched
1. Indian Reservation	1 Mile
2. Indian LUST	½ Mile
3. Indian UST	¼ Mile

The subject site is not listed in any of the additional database searches provided by Environmental Data Resources (EDR). No other environmental records were researched.

4.5.2B ORPHAN SITES

Our database review indicated several sites that cannot be positively plotted (orphan sites). A total of 20 sites were classified as orphans.

The subject site does not appear on the orphan list.

4.5.3 PHYSICAL SETTING SOURCES

A. BODIES OF WATER

The nearest body of water to the subject site is the Saw Mill River, which is approximately ½ of a mile south of the site.

B. GROUND WATER FLOW

Through information provided by EDR, hydrological data involving ground water flow has been obtained. Based on our findings, the hydrological groundwater flows in a southerly direction eventually emptying into the Saw Mill River.

C. ECOLOGICAL SENSITIVE AREA

Based on information provided by Environmental Data Resources (EDR), no designated wetlands are located in the immediate vicinity of the property.

SITE GEOLOGY AND TOPOGRAPHY

Information pertaining to the hydrogeologic setting in the vicinity of the subject property was obtained from a review of selected published documents and maps. United States Geological Survey (USGS) 7.5-minute Topographic Maps were used to characterize surface topography, water table elevation and drainage. Subsurface characteristics were obtained from USGS Surficial and Bedrock Geology Maps from the lower Hudson Sheet.

4.5.4 HISTORICAL USE INFORMATION ON THE PROPERTY

- A. Sanborn Fire Insurance maps** of the site and immediate area were available for the years 1890, 1896, 1904, 1910, 1916, 1925, 1932, 1942, 1949 and 1971. The maps indicate the following information:

1890-1904 Sanborn Maps

Site not depicted in detail.

1910 Sanborn Map

The southern portion of the subject property is labeled *NY Telephone Co's Pole & Reel Storage* and contains an undeveloped yard, 2-story building, wood sheds, and a coal shed. The northeast corner is labeled *Standard Oil Co.* and contains three (3) storage buildings. The northwest corner contains residential dwellings and a restaurant.

The site is bordered to the east by a rail line, to the south by a small street followed by a coal and feed company, to the west by Kisco Avenue followed by residences and a molding mill, and to the north by a residence and a warehouse.

1916 Sanborn Map

The southern portion of the subject property is contains a lumber mill, a garage, a painting shop, and coal and wood sheds. The northeast corner is labeled *Standard Oil Co.* and contains three (3) storage buildings and an oil tank approximately 20 feet in diameter. The northwest corner contains residential dwellings. In addition, there is a 250-gallon gasoline tank associated with the subject property buried beneath Kisco Avenue.

The site is bordered to the east by a rail line, to the south by a small street followed by a coal and feed company, to the west by Kisco Avenue followed by residences and a molding mill, and to the north by a residence and a warehouse.

1925 Sanborn Map

The southern portion of the subject property contains coal and lumber sheds, an auto sales and service facility, and a woodworking facility. The northern portion of the property contains residences and a railroad tool shed. In addition, there is a 250-gallon gasoline tank associated with the subject property buried beneath Kisco Avenue.

The site is bordered to the east by a rail line, to the south by a small street followed by a coal and lumber company, to the west by Kisco Avenue followed by residences and a lumber company, and to the north by the Young & Harlstead coal and building materials company.

1932-1949 Sanborn Maps

The southern portion of the subject property contains a lumber shed, an auto sales and service facility, and a woodworking facility. The northern portion of the property contains commercial and residential buildings. In addition, there is a gasoline tank associated with the subject property buried beneath Kisco Avenue.

The site is bordered to the east by a rail line, to the south by a small street followed by a building supplies company, to the west by Kisco Avenue followed by residences and a tin smith, and to the north by the Young & Halsted coal and building materials company.

1971 Sanborn Map

The subject property is developed with the present-day, two-story commercial building and two (2) single-story warehouse buildings. The warehouse buildings are labeled as *lumber storage* and *NYC Freight House*, which is utilized by Young & Harlstead coal and building materials company. An additional office and storage building is present on the northern portion of the property. In addition, the site contains a lumber yard.

There is a rail line along the eastern border of the property.

- B. Aerial Photographs** of the site and immediate area were available for the years 1941, 1953, 1964, 1971, 1974, 1989, 1994, 2006, 2009 and 2011. The photos indicate the following information:

This section of Mount Kisco has been developed with residential and commercial buildings from 1941 through the latest aerial photo available (2011).

C. City Directories

City Directories were ordered for the site (See Appendix A). The search indicated the following:

- 2013 Ceradini Phillip
Doody Calls
Joseph Larizza Landscaping & Excavat
Richards Home Center & Lumber Inc
Thruway Plumbing & Heating
- 2008 Adamo Landscape Inc
Angelilli Construction Corp
RCM Construction Management Co
Richards Lumber & Building MAteria
- 1999 Angelilli Construction Corp
Boilers Incorporated
Boys & Girls Club of Northern Westchester
Carmody Incorporated
Richards Home Center & Lumber Incorporated
Servicetech of Westchester
- 1993 Carmody Constr Crp
Chmpn Cnstrctn Mgt
Don Kelly & Assoc
Hammer Drftng Svc
Richards Home Ctr
This End Up Furn
- 1988 Carmody Constr Crp
Don Kelly & Assoc
Richards Home Ctr
This End Up Furn
- 1983 Gage-Babcock & Assoc
Hack- Schaefr- Tcknr
Holbrook & Assoc
Frederick Peterson

- 1978 Don Stirling Inc
Financial Management
Gage-Babcock & Assoc
Gem Construction
William J Heron
Pucciarelli RI Est
- 1973 Fincl Life Ins Co
Gage & Assocs

D. Topographic Maps

A topographic map (topo) is a color coded line-and-symbol representation of natural and selected artificial features plotted to a scale. Topos show the shape, elevation, and development of the terrain in precise detail by using contour lines and color coded symbols. The colors of the lines usually indicate similar classes of information. For example, topographic contours (brown); lakes, streams, irrigation ditches, etc. (blue); land grids and important roads (red); secondary roads and trails, railroads, boundaries, etc. (black).

Historical topographic maps are a valuable historical resource for documenting the prior use of a property and its surrounding area.

Topographic Maps of the site and immediate area were available for the years 1899, 1943, 1955, 1971, 1975, 1998.

4.5.4A DATA GAPS

No significant data gaps were noted within the historical research conducted by Merritt Environmental Consulting Corp (MECC).

4.5.5 HISTORICAL USE INFORMATION ON ADJOINING PROPERTIES

The above historical sources were reviewed by Merritt Environmental Consulting Corp. (MECC) for the adjoining properties on the north, south, east & west.

Historical uses of the adjoining properties include coal and lumber yards, woodworking and metalworking facilities, and a rail line bordering the subject property to the east.

4.6) SITE RECONNAISSANCE

4.6.1 METHODOLOGY AND LIMITING CONDITIONS

At the time of our inspection, the following areas were accessed by Mr. John Perotti, of our staff: ground floor, second floor, utilities areas, warehouse, retail space, side paved parking lots, and all accessible exterior areas of the site.

4.6.2 GENERAL SITE SETTING

East side of Kisco Ave
Topography is hilly

4.6.3 EXTERIOR OBSERVATIONS

No potential environmental conditions such as, dead vegetation, gas/chemical spills or storage drums were observed throughout the exterior areas at the time of our inspection.

4.6.4 INTERIOR OBSERVATIONS

The interior inspection revealed no evidence of any on-site staining of petroleum products, chemicals, or other hazardous materials.

4.6.5 UNDERGROUND STORAGE TANKS (UST) AND DRUMS

Each year, thousands of petroleum leaks and spills are reported to the Department of Environmental Conservation (DEC). Thousands of others may go unreported mainly because they have not yet been discovered. These leaks can enter the ground, seep into an aquifer and contaminate a water supply. In some places, water wells have been closed down and people have had to vacate their homes. Even small amounts of petroleum in soil or groundwater can be tasted or smelled and can subsequently affect health.

Leaking petroleum storage tanks are a major source of groundwater contamination. The DEC estimates that there may be as many as 185,000 tanks storing petroleum, which are subject to state regulations. Many of these tanks are bare steel and were installed underground in the 1950s and 1960s. These tanks have weakened by rust and have a fifty percent chance of developing leaks.

FINDINGS

A visual inspection and physical walkover of the property indicated that there are no signs of underground storage tanks (USTs) located on the property.

4.6.6 ABOVEGROUND STORAGE TANKS (AST)

No aboveground tanks or storage drums were observed in any of the accessible areas at the time of our inspection.

4.6.7 ELECTRICAL TRANSFORMERS (PCBs)

Transformers often contain poly-chlorinated biphenyl (PCB) Askarel coolant liquid and are generally used in hazardous locations where flammability is of concern. PCB transformers are no longer produced because of EPA's ban on the manufacture of new equipment containing PCBs. However, older equipment does remain in certain areas and may contain PCBs.

As of January, 1979, Polychlorinated Biphenyls (PCB) and other toxic materials used in fluorescent ballasts were phased out. Any building constructed prior to 1979 may contain PCB in minor quantities and is not considered a major health threat.

Further evaluation goes beyond the scope of a Phase I Environmental Report. Should you need any additional information, a technical engineer may be contacted for assistance.

FINDINGS

There is one vaulted underground electrical transformer located on the exterior of the main building along the front sidewalk. At the time of our inspection, the transformers did not demonstrate signs of leaking. No staining or dead vegetation was observed adjacent to the transformers.

As per the Toxic Substance Control Act (TSCA), the transformer owner, i.e. the utility company, is responsible for all transformer maintenance and all spills of PCBs from their transformers.

Fluorescent light fixtures were not inspected for PCB content under the scope of this assessment.

4.6.8 NATURAL GAS

There is one underground gas main entering the building from Kisco Avenue. The main is connected to a meter located on the ground floor. The gas is then distributed throughout the building by branch lines of black iron pipe.

Gas service is provided by Con Edison.

4.6.9 VAPOR ENCROACHMENT /VAPOR INTRUSION CONDITION

A Vapor Encroachment Condition (VEC) is defined by ASTM E2600-10 as “the presence or likely presence of contaminant of concern (COC) vapors in the subsurface of the Target Property (TP) caused by the release of vapors from the contaminated soil or groundwater or both either on or near the TP”.

Vapor Intrusion (VI) occurs when contaminant of concern (COC) vapors enter a structure from the subsurface and impact the indoor air quality (IAQ) of a building. At high enough concentrations, vapor intrusion may present a health risk to the building’s occupants.

MECC conducted a review of historical resources and regulatory database listings to identify any potential sources of contamination at the subject site that may result in Vapor Encroachment or Vapor Intrusion. In addition, MECC has reviewed available information for surrounding properties within the appropriate search distances to identify potential sources of a VEC/VIC at the subject site.

This is not intended to meet the criteria of a Vapor Encroachment Screen (VES) as outlined by ASTM E2600-10 Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transaction. This is beyond the scope of a Phase I ESA.

FINDINGS:

Based on historical Sanborn fire insurance maps, the subject property has historically been occupied by a lumber mill, a garage, a painting shop, coal and wood sheds, an auto sales/service facility, and a woodworking facility. Without the benefit of a subsurface investigation we cannot determine if any contamination is present or if a Potential Vapor Encroachment Condition (PVEC) exists from the former site usage.

Utilizing the information provided by EDR, MECC has researched within the appropriate search distances to identify any potential sources of a VEC within the minimum search distances outlined in the ASTM E2600-10 Standard.

Based on historical Sanborn fire insurance maps, historical uses of the adjoining properties include coal and lumber yards, woodworking and metalworking facilities, and a rail line bordering the subject property to the east.

Without the benefit of a subsurface investigation we cannot determine if any contamination is present or if a Potential Vapor Encroachment Condition (PVEC) exists. However, any contamination discovered would need to be remediated by the responsible party.

4.6.10 NON-SCOPE ASTM CONSIDERATIONS

There may be environmental issues or conditions at a property that parties may wish to assess in connection with commercial real estate that are outside the scope of this practice (the non-scope considerations). Some substances may be present on a property in quantities and under conditions that may lead to contamination of the property or of nearby properties but are not included in CERCLA's definition of hazardous substances (42 U.S.C. §9601(14)) or do not otherwise present potential CERCLA liability. In any case, they are beyond the scope of this practice. There may be standards or protocols for assessment of potential hazards and conditions associated with non-scope conditions developed by governmental entities, professional organizations, or other private entities. Asbestos-Containing Building Materials, Lead-Based Paint, and Radon are several non-scope considerations that persons may want to assess in connection with commercial real estate.

A. ASBESTOS

The EPA has identified over 3,000 products used in buildings containing asbestos fibers. Our inspection of the premises is to determine the presence of **friable asbestos**, as defined by the Federal Environmental Protection Agency as any material, which may be pulverized with hand pressure. This material has the potential to release asbestos fibers into the atmosphere and in turn may be hazardous to the building occupants' health.

We have not inspected for or included in our report any building materials, which may contain non-friable asbestos such as vinyl asbestos floor tiles, exterior asbestos shingles, asbestos roofing felts, etc. Many of these materials are still manufactured today and not considered hazardous unless the material is cut, sawed, or grounded in a manner that might release asbestos fibers into the atmosphere.

We have used the 4-category system as defined by Asbestos Hazardous Emergency Response Act (AHERA) to designate the different conditions of asbestos noted throughout the areas of the site. This report is not designed to meet the AHERA protocols.

1. Good Condition
Material with no visible damage or deterioration to very limited damage or deterioration.

2. Fair Condition
Material with one or more of the following characteristics:
 - *A few water stains or less than one tenth of insulation with missing jackets.*
 - *Crushed insulation or water stains, gouges, puncture or mars on up to one tenth of the insulation if the damage is evenly distributed (or up to one quarter if the damage is localized).*

3. Poor Condition
Material with one or more of the following characteristics:
 - *Missing jackets on at least one tenth of the piping equipment.*
 - *Crushed or heavily gouged or punctured insulation on at least one tenth of pipe runs/risers, boiler, tank duct, etc., if the damage is evenly distributed (one quarter if the damage is localized).*

4. Significantly Damaged

Thermal systems insulation on pipes, boilers, tanks, ducts, and other thermal system insulation equipment which the insulation has lost its structural integrity, or its covering, in whole or in part, is crushed, water-stained, gouged, punctured, missing, or not intact such that is not able to contain fibers. Damage may be further illustrated by occasional puncture, gouges, or other signs of physical injury to ACM; occasional water damage on the protective coverings/jackets; or exposed ACM ends or joints. Asbestos debris, originating from the ACM in question may also indicate damage.

ASBESTOS FINDINGS

No friable asbestos containing material was observed in any of the accessible areas of the buildings.

Many buildings' fireproofing is concealed in a plenum above the ceiling. These areas were not accessible and, therefore, we are unable to determine the type of fireproofing for those areas above the first floor.

B. LEAD BASED PAINT

Lead-based paint (LBP) was used extensively in buildings and structures that were constructed prior to 1978 and can be hazardous when damaged (i.e., chipped, broken, crumbling, pulverized); lead is toxic to humans particularly to children, if ingested, inhaled, or otherwise absorbed. Exposure to lead can cause health problems in children ranging from damage to the brain and nervous system, behavioral and learning problems (such as hyperactivity), slowed growth, hearing problems and headaches. In adults the health problems can range from difficulties during pregnancy, other reproductive problems, high blood pressure, digestive problems, nerve disorders, memory and concentration problems and muscle and joint pain.

Our research indicates the building was constructed **after 1978**, and lead paint is not assumed to be present throughout the building.

FINDINGS

The painted surface in the common areas inspected by Merritt Environmental Consulting Corp's staff did not demonstrate signs of peeling or cracking. No samples of the paint were analyzed since this is beyond the scope of this Assessment.

A lead based paint survey in accordance with The Housing & Urban Development (HUD) guidelines was not conducted under the scope of this assessment.

C. MOLD

Our on-site inspection did not reveal any visible evidence of mold or mold spores in any of the accessible areas inspected.

D. RADON

Radon first gained national attention in early 1984, when extremely high levels of indoor radon were found in areas of Connecticut, Pennsylvania, New Jersey, and New York. Radon is a colorless, odorless radioactive gas. Nearly one out of every 15 homes in the U.S. is estimated to have elevated annual average levels of indoor radon. EPA established a Radon Program in 1985 to assist States and homeowners in reducing their risk of lung cancer from indoor radon.

FINDINGS

The New York State Department of Health indicates the average radon level for this area of Westchester County to be 2.4 picocuries per liter (pCi/L), which is below the EPA action level of 4 pCi/L.

A radon canister was not initiated at the time of our inspection since this is beyond the scope of this assessment.

4.7) INTERVIEWS

4.7.1 INTERVIEW WITH OWNER

During our on-site visit, we interviewed Paul Carozza, who is the building owner and associated with the site for 30 years.

Copies of the above records of communications are included in Appendices, Section 10.6 (Owners Questionnaire).

4.7.2 INTERVIEW WITH SITE REPRESENTATIVE

No site representative other than the owner was interviewed.

4.7.3 INTERVIEWS WITH OCCUPANTS (TENANTS)

No other individuals were interviewed regarding the facility.

4.7.4 INTERVIEWS WITH LOCAL GOVERNMENT OFFICIALS

We are researching the Westchester County Health Department records for any information of hazardous operations including, past spills, leaks or violations. The Health Department information has not yet been provided. We will forward any information that appears to impact the scope of this assessment.

4.7.5 INTERVIEWS WITH OTHERS

No additional interviews were conducted as part of this assessment.

A questionnaire was forwarded to Mr. Ayush Kapahi on November 6, 2013. We have not yet received a completed questionnaire (See Appendix A).

4.8) REPORT FINDINGS

Based on our site reconnaissance, database review and historical investigation, the following Recognized Environmental Conditions (RECs) were noted at the time of our inspection.

A Recognized Environmental Condition means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substance or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under compliance with laws.

ITEM

1	The current site consists of two (2) one-story warehouse buildings and one (1) two-story commercial/office building. Based on historical Sanborn fire insurance maps, the subject property has historically been occupied by a lumber mill, a garage, a painting shop, coal and wood sheds, an auto sales/service facility, and a woodworking facility. Without the benefit of a subsurface investigation we cannot determine if any contamination is present or if a Potential Vapor Encroachment Condition (PVEC) exists from the former site usage.
2	Historical Sanborn maps from 1916 to 1949 depict a 250-gallon gasoline tank associated with the subject property buried beneath Kisco Avenue. In addition, the 1916 map depicts the northeast portion of the subject property to contain a Standard Oil Company oil tank approximately 20 feet in diameter. Further evaluation is recommended to determine whether documentation regarding these tanks is available or if additional investigation (Phase II) is warranted.

NOTE: ADJOINING PROPERTIES

Based on historical Sanborn fire insurance maps, historical uses of the adjoining properties include coal and lumber yards, woodworking and metalworking facilities, and a rail line bordering the subject property to the east.

Our regulatory database review revealed no open spill events in the immediate vicinity of the subject property. In addition, any contamination discovered at the subject property originating at an adjoining property would need to be remediated by the responsible party.

In addition, no de minimis conditions were noted.

A de minimis condition is one that generally does not present a material risk of harm to public health or the environment and that generally would not be subject of an enforcement action if brought to the attention of appropriate governmental agencies (excluding local asbestos & lead situations).

The following Historical Recognized Environmental Conditions (HRECs) were identified in our database search/historical review.

A Historical Recognized Environmental Condition (HREC) is an environmental condition which in the past would have been considered a Recognized Environmental Condition (REC), but which may or may not be considered a recognized environmental condition currently. Such as a past release of any hazardous substances or petroleum products which has been remediated, with such remediation accepted by the responsible regulatory agency (for example, as evidenced by the issuance of a no further action letter or equivalent).

Two (2) Spill events occurred at the target property:

- | | |
|--|--|
| <p>1) Richards Home Center
105 Kisco Ave
Spill #9708149
Spill Date: 10/8/1997
Close Date: 2/23/2006
Remarks: During initial investigation at back portion of property, soil samples indicated strong odors of petroleum.</p> | <p>2) Richards Home Center
105 Kisco Ave
Spill #1207041
Spill Date: 10/17/12
Close Date: 12/13/2012
DEC Memo: 2 pallets full of 1 gallon latex paint cans. Several looked like they were used for target practice, paint oozing from bullet holes.</p> |
|--|--|

The spill cases have been closed by the New York State Department of Environmental Conservation (NYSDEC). On November 19, 2013, MECC submitted a Freedom of Information request to the NYSDEC for additional information regarding the subject property. The response received consists of the spill report forms, which confirm the above information.

4.9 OPINIONS

Based on our site reconnaissance, database review, historical review and interviews with persons familiar with the subject site and adjacent properties, the above Recognized Environmental Conditions (RECs) were identified under the scope of services outlined in Section 4.2.2.

Based on our site reconnaissance, database review, historical review and interviews with persons familiar with the subject site and adjacent properties, no de minimis conditions were identified under the scope of services outlined in Section 4.2.2.

Since the Historical Recognized Environmental Conditions (HRECs) have been addressed, they do not appear to impact the site.

4.10 CONCLUSION

Merritt Environmental Consulting Corp has performed a Phase I Environmental Site Assessment (ESA) in conformance with the scope and limitations of ASTM Practice E1527 of 105-107 Kisco Avenue, Mt. Kisco, New York, the property. Any exceptions to, or deletions from, this practice are

described in Section [4.2.2] of this report.

4.11 DEVIATIONS

The assessment was performed in accordance with the ASTM 1527-05 Standards as well as the detailed scope of services outlined in section 4.2.2 of this report.

4.12 ADDITIONAL SERVICES

No additional services were performed beyond the detailed scope of services in section 4.2.2.

4.13 REFERENCES

All references relied upon are located in Appendix A.

4.14 SIGNATURE OF ENVIRONMENTAL PROFESSIONAL

We thank you for allowing Merritt Environmental Consulting Corp., to serve as your Environmental Consultant for this project. We declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in §312.10 of 40 CFR 312, and

We have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed the "All Appropriate Inquiries" in conformance with the standards and practices set forth in 40 CFR Part 312.

Should you have any questions regarding the contents of this report, please feel free to contact us to discuss the report in further detail.

Site Inspector:


John Perotti
Certified Environmental Specialist

Reviewed by:


Charles G. Merritt
Certified Environmental Specialist / LEED AP

4.15 QUALIFICATIONS

See Appendix A



APPENDICES

- Site Photography
- Site Vicinity Map
- Regulatory Records Documentation
- Historical Research Documentation
- Interview Documentation
- Qualifications
- Special Contractual Conditions between User & Environmental Professional (If Applicable)
- Historical Recognized Environmental Conditions (HREC) documentation provided (If Applicable)
- Additional Information obtained

S:\Environmental\ASTM 2005Report\M10408\cp

SITE PHOTOGRAPHY



MERRITT ENVIRONMENTAL CONSULTING CORP.

SITE ADDRESS 105 KISCO AVENUE

PROJECT M 10408



VIEW OF SITE



VIEW OF OFFICE ENTRANCE
AND OFFICE PARKING LOT



TYPICAL VIEW OF RETAIL SPACE



TYPICAL VIEW OF STORAGE YARD



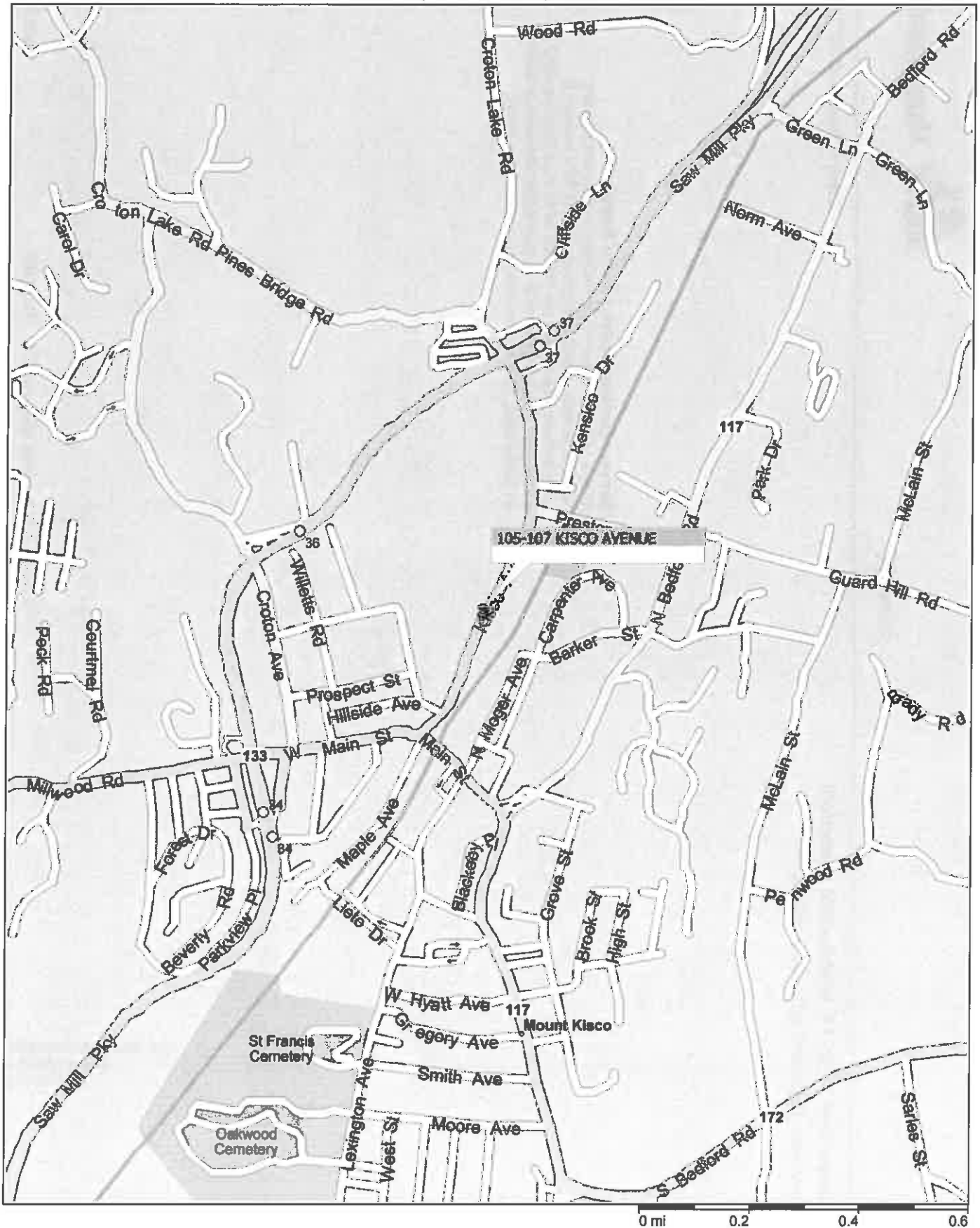
TYPICAL VIEW OF FRONT WAREHOUSE



TYPICAL VIEW OF REAR WAREHOUSE

**SITE
VICINITY
MAP**

Mount Kisco, New York, United States



**REGULATORY
RECORDS
DOCUMENTATION**

107 Kisco Avenue, Mount Kisco, NY 10549

Overview

Property address	107 Kisco Avenue, Mount Kisco, NY 10549	Municipality	Mount Kisco
Section, Block, & Lot	68.65-2-4	School district	Bedford
Parcel ID	414		
Current Owner	Register Now!		

Free registration also gives you access to:

- ✓ Ownership data
- ✓ Property dimensions
- ✓ Property sales history
- ✓ Construction information and many more.

Register now for immediate access!

Most Recent Sale

Last Sale Date	Register Now!
Last Sale Price	Register Now!

Market Value & Taxes

Roll year	2012	Land market value	\$889,743
Property tax	\$71,362.92	Improvement market value	\$1,187,660
		Total market value	\$2,087,404



Who is the owner of 107 Kisco Avenue, Mount Kisco, NY 10549 ? How much did they pay for it? Is the property in foreclosure? Create a FREE BASIC ACCOUNT and discover all of this and more.



77 Arkay Drive, Suite D, Hauppauge, NY 11788
(631) 617-6200, Fax. 631-617-6201

November 15, 2013
Project No. M10408

Ms. Tonia Gandy-Collins
Westchester Department of Health
145 Huguenot Street, 8th Floor
New Rochelle, NY 10801

Re: Freedom of Information Request

Dear Ms. Gandy-Collins:

Merritt Environmental Consulting Corp. (MECC) would like to review any files retained by the Westchester Department of Health concerning the following property:

- 105 Kisco Avenue, Mount Kisco, New York 10549

The information we are interested in is underground storage tanks, site contamination, or violations that have been issued to the site. If you have any questions, please feel free to contact me.

Very truly yours,

Kelli Cullen

Kelli Cullen
kcullen@merrittec.com



77 Arkay Drive, Suite D, Hauppauge, NY 11788
(631) 617-6200, Fax. 631-617-6201

November 19, 2013
Project # M10408

NYSDEC
Region 3 Headquarters
21 South Putt Corners Road
New Paltz, NY 12561-1696

Re: 105 Kisco Avenue, Mount Kisco, NY
Spill # 9708149, 1207041

To Whom It May Concern:

Merritt Environmental Consulting Corp. (MECC) recently performed a Phase I Environmental Site Assessment (ESA) at 105 Kisco Avenue, Mount Kisco, NY. There is a NYSDEC spill designation at the site. We would like any additional information you may have regarding this designation (#9708149, 1207041).

Should you have any questions or if I can be of further assistance, please feel free to contact me.

Very truly yours,

Charles G. Merritt
Certified Environmental Specialist /LEED, AP



NYSDEC SPILL REPORT FORM



DEC REGION: 3 SPILL NUMBER: 1207041

SPILL NAME: RICHARDS HOME CENTER DEC LEAD: jbodee

CALLER NAME: ANONYMOUS NOTIFIER'S NAME: ANONYMOUS

CLR'S AGENCY: _____ NOTIFIER'S AGENCY: _____

CALLER'S PHONE: _____ NOTIFIER'S PHONE: _____

SPILL DATE: 10/17/2012 SPILL TIME: 12:49 pm

CALL RECEIVED DATE: 10/17/2012 RECEIVED TIME: 12:51 pm

SPILL LOCATION

PLACE: RICHARDS HOME CENTER COUNTY: Westchester

STREET: 105 KISCO AVE TOWN/CITY: Mt Kisco

COMMUNITY: MOUNT KISCO

CONTACT: UNKNOWN CONTACT PHONE: _____

CONT. FACTOR: Deliberate SPILL REPORTED BY: Citizen

FACILITY TYPE: Commercial/Industrial WATERBODY: _____

CALLER REMARKS:

in the rear by the railroad tracks there is 50-70 cans leaking for a few years

MATERIAL	CLASS	SPILLED	RECOVERED	RESOURCES AFFECTED
PAINT	Other			Soil,

POTENTIAL SPILLERS

COMPANY	ADDRESS	CONTACT
RICHARDS HOME CENTER	NY	

Tank Number	Tank Size	Test Method	Leak Rate	Gross Failure
-------------	-----------	-------------	-----------	---------------

DEC REMARKS:

10/17/12 Anonymous report. In back of Richards Lumber (914-666-5141). Numerous calls went unanswered, but several messages were left with company owner, George Griffin at ext. 114.

Todd Ghiosay said site needs an inspection. Chris Lalak from WCHD said he would send Denise Heinzinger to do an inspection. dw

10/19/12 Denise Heinzinger inspected and found many leaking gallon cans. She plans on meeting a property owner or Monday 10/22/12. TG

12/12/12: Update from Denise at WCDoH:

"#1207041 was a complaint regarding leaking cans of paint behind Richards Home Center at 105 Kisco Avenue, Mount Kisco (now closed). There were 2 pallets full of 1 gallon latex paint cans. Several looked like they were used for target practice, paint oozing from bullet holes. George Griffen, one of the owners/partners hired a contractor to remove."

*DEC requires NFA at this time. jod



NYSDEC SPILL REPORT FORM



DEC REGION: 3 SPILL NUMBER: 1207041
SPILL NAME: RICHARDS HOME CENTER DEC LEAD: jbodee

PIN

T & A

COST CENTER

CLASS: B2 CLOSE DATE: 12/13/2012 MEETS STANDARDS: False



NYSDEC SPILL REPORT FORM



DEC REGION: 3 SPILL NUMBER: 9708149

SPILL NAME: RICHARD'S LUMBER & BUILD DEC LEAD: tdghiosa

CALLER NAME: MIKE BUZZELLI NOTIFIER'S NAME: WILLIAM VARCASIO

CLR'S AGENCY: NYS DEC NOTIFIER'S AGENCY: NYS DEC

CALLER'S PHONE: (914) 332-1835 NOTIFIER'S PHONE: (518) 457-2775

SPILL DATE: 10/08/1997 SPILL TIME: 1:00 pm

CALL RECEIVED DATE: 10/09/1997 RECEIVED TIME: 3:00 pm

SPILL LOCATION

PLACE: RICHARD'S LUMBER & BUILD COUNTY: Westchester

STREET: 105 KISCO AV TOWN/CITY: Mt Kisco

COMMUNITY: MOUNT KISCO

CONTACT: _____ CONTACT PHONE: _____

CONT. FACTOR: Unknown SPILL REPORTED BY: DEC

FACILITY TYPE: Unknown WATERBODY: _____

CALLER REMARKS:

DURING INITIAL INVESTIGATION AT BACK PORTION OF PROPERTY, SOIL SMAPLES INDICATED STRONG ODORS OF PETROLEUM.

MATERIAL	CLASS	SPILLED	RECOVERED	RESOURCES AFFECTED
UNKNOWN PETROLEUM	Petroleum	0 G	0 G	Soil,

POTENTIAL SPILLERS

COMPANY	ADDRESS	CONTACT
	Update ZZ	

Tank Number	Tank Size	Test Method	Leak Rate	Gross Failure
-------------	-----------	-------------	-----------	---------------

DEC REMARKS:

Prior to Sept, 2004 data translation this spill Lead_DEC Field was "GHIOSAY"
02/15/06 ISR completed by Ghiosay;. TG

PIN	T & A	COST CENTER
00310	L807	90003105--97

CLASS: C1 CLOSE DATE: 02/23/2006 MEETS STANDARDS: False

M10408

**105 KISCO AVENUE
MOUNT KISCO, NY 10549**

**Inquiry Number: 3787697.8
November 15, 2013**

The EDR Property Tax Map Report



Environmental Data Resources Inc

440 Wheelers Farms Road
Milford, CT 06461
800.352.0050
www.edrnet.com

EDR Property Tax Map Report

Environmental Data Resources, Inc.'s EDR Property Tax Map Report is designed to assist environmental professionals in evaluating potential environmental conditions on a target property by understanding property boundaries and other characteristics. The report includes a search of available property tax maps, which include information on boundaries for the target property and neighboring properties, addresses, parcel identification numbers, as well as other data typically used in property location and identification.

NO COVERAGE

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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M10408

105 Kisco Avenue

Mouny Kisco, NY, 10549

Inquiry Number: 3787697.7

November 21, 2013

The EDR Environmental LienSearch™ Report



440 Wheelers Farms Road
Milford, CT 06461
800.352.0050
www.edrnet.com

EDR Environmental LienSearch™ Report

The EDR Environmental LienSearch Report provides results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

A network of professional, trained researchers, following established procedures, uses client supplied address information to:

- search for parcel information and/or legal description;
- search for ownership information;
- research official land title documents recorded at jurisdictional agencies such as recorders' offices, registries of deeds, county clerks' offices, etc.;
- access a copy of the deed;
- search for environmental encumbering instrument(s) associated with the deed;
- provide a copy of any environmental encumbrance(s) based upon a review of key words in the instrument(s) (title, parties involved, and description); and
- provide a copy of the deed or cite documents reviewed.

Thank you for your business.

Please contact EDR at 1-800-352-0050
with any questions or comments.

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EDR Environmental LienSearch™ Report

TARGET PROPERTY INFORMATION

ADDRESS

M10408
105 Kisco Avenue
Mouny Kisco, NY, 10549

RESEARCH SOURCE

Source 1: Town of Mount Kisco Assessor
Source 2: Westchester County Clerk

PROPERTY INFORMATION

Deed 1

Type of deed: Deed
Title is vested in: George L. Griffin, Jr. and Paul F. Carozza, as tenants in common
Title received from: Z & H Realty Co., Inc.
Deed dated: 3/26/1993
Date recorded: 4/12/1993
Instrument: Liber 10555, Page 111
Comments:

Legal description: See attached deed
Legal current owner: Paul F. Carozza
Property identifier: 69.65-2-5

Deed 2

Type of deed: Deed
Title is vested in: Paul F. Carozza
Title received from: George L. Griffin, Jr. (as to his interest)
Deed dated: 12/21/2012
Date recorded: 1/10/2013
Instrument: 523553672
Comments:

Legal description: See attached deed
Legal current owner: Paul F. Carozza
Property identifier: 69.65-2-5

Deed 3

Type of deed: Deed
Title is vested in: Amanda's Lane, LLC
Title received from: Richard's Home Center & Lumber, Inc.
Deed dated: 12/21/2012
Date recorded: 1/10/2013
Instrument: 523423139
Comments:

Legal description: See attached deed
Legal current owner: Amanda's Lane, LLC
Property identifier: 69.65-2-4

ENVIRONMENTAL LIEN

Environmental Lien: Found Not Found

OTHER ACTIVITY AND USE LIMITATIONS (AULs)

Other AUL's: Found Not Found

EDR Environmental LienSearch™ Report

DEED EXHIBIT

The Office of the Westchester County Clerk: This page is part of the instrument; the County Clerk will rely on the information provided on this page for purposes of indexing this instrument. To the best of submitter's knowledge, the information contained on this Recording and Endorsement Cover Page is consistent with the information contained in the attached document.



523423139DED001W

Westchester County Recording & Endorsement Page

Submitter Information

Name:	CEO Title Agency, Inc. (pick up by Flo)	Phone:	914-683-5313
Address 1:	399 Knollwood Road	Fax:	914-683-3265
Address 2:	Suite 313	Email:	flo@ceotitle.com
City/State/Zip:	White Plains NY 10603	Reference for Submitter:	CEO-12-14188

Document Details

Control Number:	523423139	Document Type:	Deed (DED)
Package ID:	2012120700077001001	Document Page Count:	3
		Total Page Count:	4

Parties

<input type="checkbox"/> Additional Parties on Continuation page	
1st PARTY	2nd PARTY
1: RICHARDS HOME CENTER & LUMBER INC	1: AMANDAS LANE LLC
2: - Other	2: - Other

Property

Street Address:	105 KISCO AVENUE	Tax Designation:	69.65-2-4
City/Town:	MOUNT KISCO	Village:	

Additional Properties on Continuation page

Cross-References

<input type="checkbox"/> Additional Cross-Rets on Continuation page			
1:	2:	3:	4:

Supporting Documents

1: RP-5217 2: TP-584

Recording Fees

Statutory Recording Fee:	\$40.00
Page Fee:	\$20.00
Cross-Reference Fee:	\$0.00
Mortgage Affidavit Filing Fee:	\$0.00
RP-5217 Filing Fee:	\$250.00
TP-584 Filing Fee:	\$5.00
Total Recording Fees Paid:	\$315.00

Mortgage Taxes

Document Date:	
Mortgage Amount:	
Basic:	\$0.00
Westchester:	\$0.00
Additional:	\$0.00
MTA:	\$0.00
Special:	\$0.00
Yonkers:	\$0.00
Total Mortgage Tax:	\$0.00

Transfer Taxes

Consideration:	\$1,866,666.00
Transfer Tax:	\$7,468.00
Mansion Tax:	\$0.00
Transfer Tax Number:	6244

Dwelling Type: _____ Exempt:

Serial #: _____

RECORDED IN THE OFFICE OF THE WESTCHESTER COUNTY CLERK



Recorded: 01/10/2013 at 09:41 PM
 Control Number: **523423139**
 Witness my hand and official seal

Timothy C. Ikonis
 Westchester County Clerk

Record and Return To

Pick-up at County Clerk's office

Kathleen R. Bradshaw
3114 East Tremont Avenue
Bronx, NY 10461

CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT—THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY.

THIS INDENTURE, made the 21st day of December, in the year 2012

BETWEEN Richard's Home Center & Lumber, Inc. with offices at 105 Kisco Avenue Mount Kisco NY

party of the first part, and Amanda's Lane, LLC with offices at 1763 Pitman Avenue Bronx New York

party of the second part,

WITNESSETH, that the party of the first part, in consideration of

TEN dollars

paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever,

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the COUNTY OF Westchester Village and Town of Mount Kisco State of NEW YORK

Section 69.65 BLOCK # 2 LOT # 4

KNOWN AS 105 Kisco Avenue Mount Kisco, NEW YORK

MORE PARTICULARLY DESCRIBED IN SCHEDULE A ANNEXED HERETO

BEING THE SAME PREMISES CONVEYED TO GRANTORS BY DEED DATED 2/23/1988 RECORDED 2/29/1988 IN LIBER 9124 PAGE 253 IN WESTCHESTER COUNTY CLERKS OFFICE

SUBJECT TO THE FIRST MORTGAGE WITH COMMUNITY SAVINGS BANK IN THE PRINCIPAL AMOUNT OF \$578,339.67 SAID MORTGAGE RECORDED ON 7/7/2010 IN CONTROL NO 501803184

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof; TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises; TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose. The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:


RICHARD'S HOME CENTER & LUMBER Inc.

by Paul Carozza President


Amanda's Lane, LLC by Mark Stagg Member
MARK

Schedule A Description

Title Number CEO-12-14188

Page 1

ALL that certain plot, piece or parcel of land, situate, lying and being in the Village and Town of Mount Kisco, County of Westchester and State of New York, known and designated as Parcel Number 1 on a certain map entitled "Resubdivision of lands of Star Business Services, Inc. and L. B. Richards Co. Inc.," dated October 29, 1975 and filed in the Office of the Clerk of the County of Westchester on December 12, 1975 as Map Number 18684.

BEING AND INTENDED TO BE the same premises conveyed to Richard's Home Center & Lumber, Inc. by Deed from L.B.R. Realty Corp. dated 02/23/1988 recorded on 02/29/1988 in Liber 9124 Page 253.

ACKNOWLEDGEMENT TAKEN IN NEW YORK STATE

State of New York, County of Westchester, ss:

On the 21 day of December in the year 2012, before me, the undersigned, personally appeared Mark Stagg

, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

[Signature]
MICHAEL S. ERONING
NOTARY PUBLIC-STATE OF NEW YORK
No. 01FR0130170
Qualified in Westchester County
My Commission Expires December 12, 2013

ACKNOWLEDGEMENT BY SUBSCRIBING WITNESS TAKEN IN NEW YORK STATE

State of New York, County of _____, ss:

On the _____ day of _____ in the year _____, before me, the undersigned, a Notary Public in and for said State, personally appeared _____, the subscribing witness to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he/she/they reside(s) in

(if the place of residence is in a city, include the street and street number if any, thereto); that he/she/they know(s)


to be the individual described in and who executed the foregoing instrument; that said subscribing witness was present and saw said

execute the same; and that said witness at the same time subscribed his/her/their name(s) as a witness thereto

**Bargain and Sale Deed
With Covenants**

Title No.

Richard's Home Center & Lumber, Inc.
TO
Amanda's Lane, LLC

DISTRIBUTED BY

YOUR TITLE EXPERTS
The Judicial Title Insurance Agency LLC
800-281-TITLE (8483) FAX: 800-FAX-9396

ACKNOWLEDGEMENT TAKEN IN NEW YORK STATE

State of New York, County of Westchester, ss:

On the 21 day of December in the year 2012, before me, the undersigned, personally appeared Paul Carozza

, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

[Signature]
CHARLES T. GUSTANY
Notary Public New York
Westchester County
#0281000510
My Commission Expires
May 20, 2010

ACKNOWLEDGEMENT TAKEN OUTSIDE NEW YORK STATE

*State of _____, County of _____, ss:

*(Or insert District of Columbia, Territory, Possession or Foreign County)

On the _____ day of _____ in the year _____, before me the undersigned personally appeared

Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), that by his/her/their signature(s) on the instrument, the individual(s) or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual make such appearance before the undersigned in the

(add the city or political subdivision and the state or country or other place the acknowledgment was taken).

SECTION: 69.65

BLOCK: 2

LOT: 4

COUNTY OR TOWN: Mount Kisco

RETURN BY MAIL TO:

Kathleen R. Bradshaw
3114 East Tremont Avenue
Bronx New York 10461.

The Office of the Westchester County Clerk: This page is part of the instrument; the County Clerk will rely on the information provided on this page for purposes of indexing this instrument. To the best of submitter's knowledge, the information contained on this Recording and Endorsement Cover Page is consistent with the information contained in the attached document.



523553672DED0012

Westchester County Recording & Endorsement Page

Submitter Information

Name: CEO Title Agency, Inc. (pick up by Flo) Phone: 914-683-5313
 Address 1: 399 Knollwood Road Fax: 914-683-3265
 Address 2: Suite 313 Email: flo@ceotitle.com
 City/State/Zip: White Plains NY 10603 Reference for Submitter: CEO-12-14189

Document Details

Control Number: **523553672** Document Type: **Deed (DED)**
 Package ID: 2012122000274001001 Document Page Count: **3** Total Page Count: **4**

Parties

Additional Parties on Continuation page
 2nd PARTY

1st PARTY
 1: GRIFFIN GEORGE L Jr - Individual 1: CARROZZA PAUL F - Individual
 2: 2:

Property

Additional Properties on Continuation page

Street Address: 95 KISCO AVENUE Tax Designation: 69.65-2-5
 City/Town: MOUNT KISCO Village:

Cross-References

Additional Cross-Refs on Continuation page

1: 2: 3: 4:

Supporting Documents

1: RP-5217 2: TP-584

Recording Fees

Statutory Recording Fee: \$40.00
 Page Fee: \$20.00
 Cross-Reference Fee: \$0.00
 Mortgage Affidavit Filing Fee: \$0.00
 RP-5217 Filing Fee: \$250.00
 TP-584 Filing Fee: \$5.00
 Total Recording Fees Paid: **\$315.00**

Mortgage Taxes

Document Date:
 Mortgage Amount:
 Basic: \$0.00
 Westchester: \$0.00
 Additional: \$0.00
 MTA: \$0.00
 Special: \$0.00
 Yonkers: \$0.00
 Total Mortgage Tax: **\$0.00**

Transfer Taxes

Consideration: \$135,000.00
 Transfer Tax: \$540.00
 Mansion Tax: \$0.00
 Transfer Tax Number: 6246

Dwelling Type: Exempt:
 Serial #:

RECORDED IN THE OFFICE OF THE WESTCHESTER COUNTY CLERK



Recorded: 01/10/2013 at 03:42 PM
 Control Number: **523553672**
 Witness my hand and official seal

Timothy C. Idoni

Timothy C. Idoni
 Westchester County Clerk

Record and Return To

Pick-up at County Clerk's office

Charles T Bistany
 399 Knollwood Road
 Suite 213
 White Plains, NY 10603

CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT—THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY.

THIS INDENTURE, made the 21ST day of December, 2012
BETWEEN GEORGE L. GRIFFIN, JR., residing at 505 Kensington Way, Mount Kisco, New York 10549

party of the first part, and PAUL F. CAROZZA, residing at 24 Miller Road, Pound Ridge, New York 10576

party of the second part,

WITNESSETH, that the party of the first part, in consideration of ten dollars and other valuable consideration paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever,

~~All of the party of the first part's right, title and interest as a Joint Tenant with Right of Survivorship, in that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate lying and being as described in the attached Exhibit A.~~

ALL of the party of the first part's right, title and interest as a Joint Tenant with Right of Survivorship, in that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate lying and being as described in the attached Exhibit A.

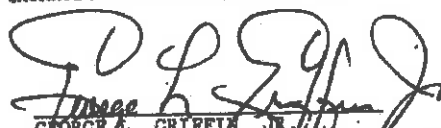
TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof; TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises; TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:


GEORGE L. GRIFFIN, JR.

TO BE USED ONLY WHEN THE ACKNOWLEDGMENT IS MADE IN NEW YORK STATE

State of New York, County of Westchester

ss:

State of New York, County of

ss:

On the 21st day of December in the year 2012 before me, the undersigned, personally appeared George L. Griffin, Jr.

On the day of in the year before me, the undersigned, personally appeared

personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

(signature and office of individual taking acknowledgment)

(signature and office of individual taking acknowledgment)

ROGER C. CRAWFORD
Notary Public, State of New York
No. 02CR6153871
Qualified in Westchester County
Commission Expires October 23, 2015

TO BE USED ONLY WHEN THE ACKNOWLEDGMENT IS MADE OUTSIDE NEW YORK STATE

State (or District of Columbia, Territory, or Foreign Country) of

ss:

On the day of In the year before me, the undersigned, personally appeared

personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the

(insert the City or other political subdivision)

In (and insert the State or Country or other place the acknowledgment was taken)

(signature and office of individual taking acknowledgment)

DISTRICT
SECTION 69.65
BLOCK 2
LOT 5
COUNTY OR TOWN Mt. Kisco
STREET ADDRESS

**BARGAIN AND SALE DEED
WITH COVENANT AGAINST GRANTOR'S ACTS**

Title No. _____
Griffin

TO

Carozza

Recorded at Request of
THE JUDICIAL TITLE INSURANCE AGENCY LLC

RETURN BY MAIL TO:

STANDARD FORM OF NEW YORK BOARD OF TITLE UNDERWRITERS
Distributed by
THE JUDICIAL TITLE INSURANCE AGENCY LLC
550 HAWARONECK AVENUE
HARRISON, NY 10520
914-381-6700 • 800-281-TITLE

Charles T. Bistany
399 Knollwood Rd
White Plains, NY 10603

RESERVE THIS SPACE FOR USE OF RECORDING OFFICE

EXHIBIT A

Property Description

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Village and Town of Mount Kisco, County of Westchester and State of New York, bounded and described as follows:

BEGINNING at a point at the most westerly corner of that parcel of land described in deed from David Moger and Jane Moger, his wife, to The New York and Harlem Railroad Company dated May 18, 1866, recorded in Liber 596 of deeds a page 265 and opposite Chaining Station 194 + 644.13 of the original center line of the New York and Harlem Railroad and distant 138 feet westerly measured at right angles therefrom;

THENCE running along the northwesterly line of said land conveyed by Moger to The New York and Harlem Railroad Company and along the westerly line of that parcel of land described in a deed from Ann Leary and Daniel Leary to The New York and Harlem Railroad Company dated August 22, 1882, recorded in Liber 1013 of deeds at page 269, North 32° 20' 03" East 200 feet, North 57° 39' 57" West 1 foot and North 32° 20' 03" East 258.33 feet;

THENCE running South 57° 39' 57" East 91.22 feet to a point distant 18 feet northwesterly from the center line of the track known in records of The New York and Harlem Railroad Company and The New York Central Railroad Company as Track No. 29;

THENCE running southwesterly concentric and parallel with the center line of said track 29 on a curve to the right having a radius of 2684.35 feet a distance of 380.82 feet and South 43° 48' 20" West 32.47 feet and South 40° 22' 00" West 49.65 feet to a point in the southwesterly line of that parcel described in deed from David Moger and wife as aforesaid 28.01 feet from the point of **BEGINNING**;

THENCE running along said southwesterly line of said parcel described in said deed from Moger to the Railroad Company aforesaid, North 57° 39' 57" West 28.01 feet to the point of **BEGINNING**.

SUBJECT to reservations and easements of record.



P06493102



DED2

19



WESTCHESTER COUNTY RECORDING AND ENDORSEMENT PAGE
(THIS PAGE FORMS PART OF THE INSTRUMENT)

THE FOLLOWING INSTRUMENT WAS ENDORSED FOR THE RECORD AS FOLLOWS:

TYPE OF INSTRUMENT DED-DEED FEE PAGE 5 TOTAL PAGES 6
(SEE CODES FOR DEFINITIONS)

STAT'Y CHARGE	<u>5.25</u>
REC'ING CHARGE	<u>15.00</u>
RECMGT FUND	<u>4.75</u>
EA 5217	<u>25.00</u>
TP-584	<u>6.00</u>
CROSS-REF.	<u>0.00</u>
MISC.	

MORTGAGE DATE _____
MORTGAGE AMT _____
EXEMPT YES NO _____
KES'S TAX ON ABOVE MICH: _____
BASIS JA NO INTENTIONAL
ADDITIONAL _____
SUBTOTAL _____
SPECIAL _____
TOTAL _____

LIBER: 10555
PAGE: 111

THE PROPERTY IS SITUATED
IN WESTCHESTER COUNTY,
NEW YORK IN THE:
TOWN OF MT. KISCO

TOTAL
\$ 56.00

\$ 250000.00
CONSIDERATION

SERIAL NO. _____
DWELLING 1-6 OVER

RECEIVED:
TAX AMOUNT \$ 1000.00
TRANSFER TAX# 0009239

 DUAL TOWN
 DUAL COUNTY/STATE
 HELD
 NOT HELD

TITLE COMPANY NUMBER: _____

EXAMINED BY EMN1

TERMINAL CTRL# 93102P064

DATE RETURNED _____

9086718898 04/12/93CPA/TE 56.90
12*21

I HEREBY CERTIFY THAT THE ABOVE
INFORMATION FEES AND TAXES ARE
CORRECT
WITNESS MY HAND AND OFFICIAL SEAL.

Andrew J. Spano
ANDREW J. SPANO
WESTCHESTER COUNTY CLERK

**THIS PAGE
INTENTIONALLY
LEFT BLANK**

L17777

CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT--THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY.

DOB 4 92 19

RECORDING OFFICE

THIS INDENTURE, made the 26 day of March, nineteen hundred and ninety-three
BETWEEN Z & H REALTY CO., INC., having its principal place
of business at 185 Kisco Avenue, Mt. Kisco, New York,

party of the first part, and

GEORGE L. GRIFFIN, JR. and PAUL F. CAROZZA, residing
at 505 Kensington Way, Mt. Kisco, New York, and
Quarry Lane, Bedford, New York, respectively,
as TENANTS-IN-COMMIN,

party of the second part,

WITNESSETH, that the party of the first part, in consideration of Ten (\$10.00) Dollars
and other good and valuable consideration,

dollars.

lawful money of the United States,

paid

by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or
successors and assigns of the party of the second part forever,

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate,
lying and being in the Village of Mt. Kisco, County of Westchester, and
State of New York, and more particularly described on SCHEDULE A
attached hereto.

Plot This conveyance has been made
with the unanimous consent in
writing of all the stockholders.

TAX MAP
DESIGNATION
Dist. 69.65
Blk. 2
Lot(s): 5

SCHEDULE A

All that certain plot, piece or parcel of land, situate, lying and being in the Village and Town of Mount Kisco, County of Westchester and State of New York, bounded and described as follows:

BEGINNING at a point at the most westerly corner of that parcel of land described in deed from David Moger and Jane Moger, his wife to The New York and Harlem Railroad Company dated May 18, 1866, recorded in Liber 596 of deeds at page 265 and opposite Chaining Station 194 + 644.13 of the original center line of the New York and Harlem Railroad and distant 138 feet westerly measured at right angles therefrom;

THENCE running along the northwesterly line of said land conveyed by Moger to The New York and Harlem Railroad Company and along the westerly line of that parcel of land described in a deed from Ann Leary and Daniel Leary to The New York and Harlem Railroad Company dated August 22, 1882, recorded in Liber 1013 of deeds at page 269, North 32° 20' 03" East 200 feet, North 57° 39' 57" West 1 foot and North 32° 20' 03" East 258.33 feet;

THENCE running South 57° 39' 57" East 91.22 feet to a point distant 18 feet northwesterly from the center line of the track known in records of The New York and Harlem Railroad Company and The New York Central Railroad Company as Track No. 29;

THENCE running southwesterly concentric and parallel with the center line of said track 29 on a curve to the right having a radius of 2684.35 feet a distance of 390.82 feet and South 43° 46' 20" West 32.47 feet and South 40° 22' 00" West 49.65 feet to a point in the southwesterly line of that parcel described in deed from David Moger and wife as aforesaid 28.01 feet from the point of BEGINNING:

THENCE running along said southwesterly line of said parcel described in said deed from Moger to the Railroad Company aforesaid, North 57° 39' 57" West 28.01 feet to the point of BEGINNING.

SUBJECT to reservations and easements of record.

1100 1110 1120 1130 1140 1150 1160 1170 1180 1190 1200

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof,

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises,

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been incumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

James H. [Signature]

Z & H REALTY CO., INC.

BY:

President

[Signature]



On the day of 19 , before me personally came

On the day of 19 , before me personally came

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that executed the same.

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that executed the same.

STATE OF NEW YORK, COUNTY OF WESTCHESTER

STATE OF NEW YORK, COUNTY OF

On the 10th day of March 19 93, before me personally came DAVID B. HAIGHT to me known, who, being by me duly sworn, did depose and say that he resides at No. 185 Kisco Ave.,

On the day of 19 , before me personally came the subscribing witness to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he resides at No.

Mt. Kisco, NY; that he is the President of Z & H REALTY CO., INC.

that he knows.

the corporation described in and which executed the foregoing instrument; that he knows the seal of said corporation; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the board of directors of said corporation, and that he signed his name thereto by like order.

to be the individual described in and who executed the foregoing instrument; that he, said subscribing witness, was present and saw execute the same; and that he, said witness, at the same time subscribed his name as witness thereto.

Notary Public

JAMES M. POLLOCK Notary Public, State of New York No. 80-8406100 Qualified in Westchester County Commission Expires September 30, 1994

Mortgage and Sale Deed WITH COVENANT AGAINST GRANTOR'S ACTS

TITLE No.

Z & H REALTY CO., INC.

TO

GEORGE L. GRIFFIN, JR. & PAUL F. CAROZZA.

Sheet 69.65 BLOCK 2 LOT 5

TOWN of Mt. Kisco TAX BILLING ADDRESS 95 Kisco Avenue Mt. Kisco, NY 10549

Recorded At Request of Floor Title Guarantee Company

RETURN BY MAIL TO:



James Pollock, esq. 235 Main ST White Plains, NY 10601 Z# No.

Robert Schroager, esq. 20 Sherwood Place Scarsdale, NY 10583

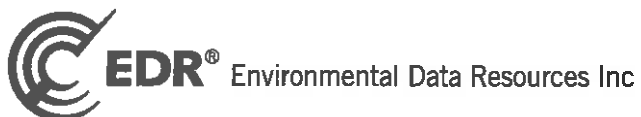
RESERVE THIS SPACE FOR USE OF RECORDING OFFICE

M10408

105 KISCO AVENUE
MOUNT KISCO, NY 10549

Inquiry Number: 3787697.2s
November 18, 2013

The EDR Radius Map™ Report with GeoCheck®



440 Wheelers Farms Road
Milford, CT 06461
Toll Free: 800.352.0050
www.edrnet.com

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Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

105 KISCO AVENUE
MOUNT KISCO, NY 10549

COORDINATES

Latitude (North): 41.2124000 - 41° 12' 44.64"
Longitude (West): 73.7273000 - 73° 43' 38.28"
Universal Transverse Mercator: Zone 18
UTM X (Meters): 606695.8
UTM Y (Meters): 4562904.5
Elevation: 294 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 41073-B6 MOUNT KISCO, NY CT
Most Recent Revision: 2000

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from: 2011, 2012
Source: USDA

TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 8 of the attached EDR Radius Map report:

<u>Site</u>	<u>Database(s)</u>	<u>EPA ID</u>
RICHARDS HOME CENTER 105 KISCO AVE MOUNT KISCO, NY	NY Spills Spill Number/Closed Date: 9708149 / 2/23/2006 Spill Number/Closed Date: 1207041 / 12/13/2012	N/A

EXECUTIVE SUMMARY

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

STANDARD ENVIRONMENTAL RECORDS

General site lists

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
NPL LIENS..... Federal Superfund Liens

General site deletions

Delisted NPL..... National Priority List Deletions

General site information

CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
FEDERAL FACILITY..... Federal Facility Site Information listing

General site remedial actions

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

General site corrective actions

CORRACTS..... Corrective Action Report

General site RCRA Treatment, Storage and Disposal facilities

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

General site RCRA generators

RCRA-LQG..... RCRA - Large Quantity Generators
RCRA-CESQG..... RCRA - Conditionally Exempt Small Quantity Generator

General site Institutional Controls Engineering Controls Sites List

US ENG CONTROLS..... Engineering Controls Sites List
US INST CONTROL..... Sites with Institutional Controls
LUCIS..... Land Use Control Information System

General site Emergency Response Notification System

ERNS..... Emergency Response Notification System

General site Inactive Hazardous Waste Disposal Sites in New York State

SHWS..... Inactive Hazardous Waste Disposal Sites in New York State

EXECUTIVE SUMMARY

VAPOR REOPENED..... Vapor Intrusion Legacy Site List

Facilities

SWF/LF..... Facility Register

Leaking Storage Tanks

HIST LTANKS..... Listing of Leaking Storage Tanks
INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

Storage Tank Facilities

TANKS..... Storage Tank Facility Listing
CBS UST..... Chemical Bulk Storage Database
MOSF UST..... Major Oil Storage Facilities Database
CBS AST..... Chemical Bulk Storage Database
MOSF AST..... Major Oil Storage Facilities Database
MOSF..... Major Oil Storage Facility Site Listing
CBS..... Chemical Bulk Storage Site Listing
INDIAN UST..... Underground Storage Tanks on Indian Land
FEMA UST..... Underground Storage Tank Listing

Engineering Controls

ENG CONTROLS..... Registry of Engineering Controls
INST CONTROL..... Registry of Institutional Controls
RES DECL..... Restrictive Declarations Listing

Voluntary Cleanup Agreements

INDIAN VCP..... Voluntary Cleanup Priority Listing
VCP..... Voluntary Cleanup Agreements

Brownfields Sites

ERP..... Environmental Restoration Program Listing
BROWNFIELDS..... Brownfields Site List

ADDITIONAL ENVIRONMENTAL RECORDS

Brownfields Sites

US BROWNFIELDS..... A Listing of Brownfields Sites

Illegal Dump Sites

DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations
ODI..... Open Dump Inventory
SWRCY..... Registered Recycling Facility List
SWTIRE..... Registered Waste Tire Storage & Facility List
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

Clandestine Drug Labs

US CDL..... Clandestine Drug Labs

EXECUTIVE SUMMARY

DEL SHWS..... Delisted Registry Sites
 US HIST CDL..... National Clandestine Laboratory Register

Locations of Petroleum Storage Tanks

HIST UST..... Historical Petroleum Bulk Storage Database
 HIST AST..... Historical Petroleum Bulk Storage Database

Liens

LIENS 2..... CERCLA Lien Information
 LIENS..... Spill Liens Information

Reports of Releases

HMIRS..... Hazardous Materials Information Reporting System
 NY Hist Spills..... SPILLS Database
 SPILLS 90..... SPILLS 90 data from FirstSearch
 SPILLS 80..... SPILLS 80 data from FirstSearch

Other Available Reports

DOT OPS..... Incident and Accident Data
 DOD..... Department of Defense Sites
 FUDS..... Formerly Used Defense Sites
 CONSENT..... Superfund (CERCLA) Consent Decrees
 ROD..... Records Of Decision
 UMTRA..... Uranium Mill Tailings Sites
 US MINES..... Mines Master Index File
 TRIS..... Toxic Chemical Release Inventory System
 TSCA..... Toxic Substances Control Act
 FTTS..... FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
 HIST FTTS..... FIFRA/TSCA Tracking System Administrative Case Listing
 SSTS..... Section 7 Tracking Systems
 ICIS..... Integrated Compliance Information System
 PADS..... PCB Activity Database System
 MLTS..... Material Licensing Tracking System
 RADINFO..... Radiation Information Database
 FINDS..... Facility Index System/Facility Registry System
 RAATS..... RCRA Administrative Action Tracking System
 RMP..... Risk Management Plans
 UIC..... Underground Injection Control Wells
 SPDES..... State Pollutant Discharge Elimination System
 AIRS..... Air Emissions Data
 E DESIGNATION..... E DESIGNATION SITE LISTING
 INDIAN RESERV..... Indian Reservations
 SCR DRYCLEANERS..... State Coalition for Remediation of Drycleaners Listing
 COAL ASH..... Coal Ash Disposal Site Listing
 PRP..... Potentially Responsible Parties
 COAL ASH EPA..... Coal Combustion Residues Surface Impoundments List
 Financial Assurance..... Financial Assurance Information Listing
 LEAD SMELTERS..... Lead Smelter Sites
 2020 COR ACTION..... 2020 Corrective Action Program List
 US AIRS..... Aerometric Information Retrieval System Facility Subsystem

EXECUTIVE SUMMARY

PCB TRANSFORMER..... PCB Transformer Registration Database
 US FIN ASSUR..... Financial Assurance Information
 EPA WATCH LIST..... EPA WATCH LIST
 COAL ASH DOE..... Steam-Electric Plant Operation Data

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP..... EDR Proprietary Manufactured Gas Plants
 EDR US Hist Auto Stat..... EDR Exclusive Historic Gas Stations

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property. Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in **bold italics** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

RCRA-SQG Generators list

RCRA-SQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

A review of the RCRA-SQG list, as provided by EDR, and dated 07/11/2013 has revealed that there is 1 RCRA-SQG site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>

Leaking Storage Tank Incidents

LTANKS: Leaking Storage Tank Incident Reports. These records contain an inventory of reported leaking storage tank incidents reported from 4/1/86 through the most recent update. They can be either leaking underground storage tanks or leaking aboveground storage tanks. The causes of the incidents are tank test failures, tank failures or tank overfills

A review of the LTANKS list, as provided by EDR, and dated 09/25/2013 has revealed that there are 42

EXECUTIVE SUMMARY

LTANKS sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BEDFORD THAYER IND Spill Number/Closed Date: 8708829 / 1/6/1989	135 MT KISCO AVE	NNW 0 - 1/8 (0.013 mi.)	A2	10
MULTIPLE DWELLING Spill Number/Closed Date: 0400490 / 6/14/2004	101 CARPENTER AVE	SE 0 - 1/8 (0.116 mi.)	E13	37
STATES RESIDENCE Spill Number/Closed Date: 0902455 / 10/26/2009	50 HILLSIDE AVE	SW 1/8 - 1/4 (0.234 mi.)	22	71
RICHARD GIZZI Spill Number/Closed Date: 1013030 / 6/13/2011	35 WEST MAIN ST	SW 1/8 - 1/4 (0.237 mi.)	23	72
MARY FEDERICO Spill Number/Closed Date: 9901841 / 9/27/1999	48 WEST MAIN ST	SW 1/4 - 1/2 (0.258 mi.)	26	76
RAPACIOLI RESIDENCE Spill Number/Closed Date: 0200855 / 6/7/2002	20 WASHBURN RD	WNW 1/4 - 1/2 (0.271 mi.)	27	77
PINNETTI Spill Number/Closed Date: 0800732 / 7/17/2008	27 MAPLE AVE	SSW 1/4 - 1/2 (0.303 mi.)	29	83
ELLIOT RESIDENCE Spill Number/Closed Date: 0209927 / 9/15/2003	36 WASHBURNE AVE	WNW 1/4 - 1/2 (0.305 mi.)	30	85
KENSICO BEVERAGE Spill Number/Closed Date: 8709158 / 1/9/1989	227 KISCO AVENUE	NNE 1/4 - 1/2 (0.308 mi.)	31	86
0007000 0000 0000 00 Spill Number/Closed Date: 0009734 / 3/15/2006 Spill Number/Closed Date: 8707728 / 2/16/1988 Spill Number/Closed Date: 0210732 / 2/7/2003				
WHALECO Spill Number/Closed Date: 8705111 / 5/2/1988	SAW MILL RIVER CLUB	NNE 1/4 - 1/2 (0.319 mi.)	I38	105
SAW MILL RIVER CLUB Spill Number/Closed Date: 8800112 / 4/22/1988	KENSICO DR	NNE 1/4 - 1/2 (0.319 mi.)	I39	106
SAW MILL CLUB Spill Number/Closed Date: 9600746 / 4/22/1996	KENSICO DR	NNE 1/4 - 1/2 (0.319 mi.)	I40	107
RESIDENCE Spill Number/Closed Date: 9704029 / 8/28/1997	30 WILLETS ROAD	W 1/4 - 1/2 (0.319 mi.)	41	108
RESIDENCE Spill Number/Closed Date: 9910468 / 4/3/2005	40 WILLETS RD	W 1/4 - 1/2 (0.344 mi.)	42	109
SPILL NUMBER 9804902 Spill Number/Closed Date: 9804902 / 7/27/1998	44 BROOKSIDE AVE	SSE 1/4 - 1/2 (0.348 mi.)	44	117
TOYOTA NORTH Spill Number/Closed Date: 8708916 / 2/29/1988 Spill Number/Closed Date: 8707974 / 2/10/1992	255 KISCO AVE	NNE 1/4 - 1/2 (0.376 mi.)	45	119
SEWAGE STATION Spill Number/Closed Date: 0102960 / 6/18/2001	SAWMILL PKWY/104 MAIN S	SW 1/4 - 1/2 (0.376 mi.)	J46	121
SAWMILL RIVER SEWAGE STAT Spill Number/Closed Date: 9913342 / 4/22/2003	EASTSIDE SAWMILL RIVER	SW 1/4 - 1/2 (0.376 mi.)	J47	122
MARYANNE SCHOONMAKER Spill Number/Closed Date: 0903851 / 10/28/2009	146 BARKER STREET	E 1/4 - 1/2 (0.387 mi.)	48	123
SPILL NUMBER 0004916 Spill Number/Closed Date: 0004916 / 3/12/2001 Spill Number/Closed Date: 0004731 / 3/12/2001	16 MARION AVE	SW 1/4 - 1/2 (0.404 mi.)	K49	124

EXECUTIVE SUMMARY

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
SPILL NUMBER 9806055 Spill Number/Closed Date: 9806055 / 9/8/1998 Spill Number/Closed Date: 0603077 / 8/31/2006	50 CROTON AVE	WSW 1/4 - 1/2 (0.404 mi.)	L50	127
SPILL NUMBER 0305277 Spill Number/Closed Date: 0305277 / 9/2/2003 Spill Number/Closed Date: 0006037 / 10/5/2000	42 CROTON AV	WSW 1/4 - 1/2 (0.405 mi.)	L51	129
SPILL NUMBER 0708537 Spill Number/Closed Date: 0708537 / 2/5/2008				
MURPHY BROS.MOVING Spill Number/Closed Date: 9007336 / 11/26/1990 Spill Number/Closed Date: 0307585 / 2/18/2004 Spill Number/Closed Date: 0305643 / 1/27/2004	91 MAIN STREET	S 1/4 - 1/2 (0.415 mi.)	54	135
BUSMAN HOME Spill Number/Closed Date: 0509903 / 11/13/2006	111 CROTON AVE	W 1/4 - 1/2 (0.422 mi.)	N56	142
KENSICO PROPERTIES Spill Number/Closed Date: 0404904 / 2/7/2005 Spill Number/Closed Date: 0111676 / 9/11/2002	275 KISCO AVE	N 1/4 - 1/2 (0.423 mi.)	57	143
CANERON HOME Spill Number/Closed Date: 0506460 / 2/3/2006	118 CROTON AVE	W 1/4 - 1/2 (0.430 mi.)	N58	145
ALOHA HOME Spill Number/Closed Date: 0514136 / 6/5/2006	182 BARKER STREET	E 1/4 - 1/2 (0.465 mi.)	60	149
NU TREND MOTORS Spill Number/Closed Date: 9506939 / 8/30/2000 Spill Number/Closed Date: 9310640 / 8/30/2000	299 KISCO AVE	N 1/4 - 1/2 (0.488 mi.)	62	152
RILEY RESIDENCE Spill Number/Closed Date: 0513777 / 3/28/2006	65 GROVE ST	SSE 1/4 - 1/2 (0.494 mi.)	63	155
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Spill Number/Closed Date: 9906239 / 8/25/1999				
42 MAIN STREET Spill Number/Closed Date: 9108464 / 11/18/1991	42 MAIN STREET	S 1/4 - 1/2 (0.311 mi.)	H32	87
HSBC BANK Spill Number/Closed Date: 0100221 / 1/28/2003 Spill Number/Closed Date: 0208811 / 1/28/2003	50 MAIN ST	S 1/4 - 1/2 (0.311 mi.)	H33	88
Spill Number/Closed Date: 9711209 / 1/14/1998				
SPILL NUMBER 0012147 Spill Number/Closed Date: 0012147 / 6/7/2001	15-17 SOUTH MOGER AVE	SSW 1/4 - 1/2 (0.312 mi.)	G35	94
SIMONE BROTHERS MOBIL Spill Number/Closed Date: 9601830 / 2/11/2005 Spill Number/Closed Date: 9602085 / 4/2/2005 Spill Number/Closed Date: 9510089 / 5/15/1996 Spill Number/Closed Date: 0506089 / 3/3/2006	120 NORTH BEDFORD RD	E 1/4 - 1/2 (0.316 mi.)	36	95

EXECUTIVE SUMMARY

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
000000 0000 Spill Number/Closed Date: 9408943 / 4/2/2005	000000 0000 000000 0000	000 000000000000000000 00000000000000000000	000	000
0000000000 0000000000 Spill Number/Closed Date: 0402581 / 8/10/2007	000000 0000 000000 0000	000000000000000000 00000000000000000000	000	000

Underground Storage Tanks

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Environmental Conservation's Petroleum Bulk Storage (PBS) Database

A review of the UST list, as provided by EDR, and dated 11/13/2013 has revealed that there are 7 UST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CANNISTRA REALTY, LLC 000000 000000	115 KISCO AVENUE 000000 0000	N 0 - 1/8 (0.040 mi.) 000 000000000000000000	B3	11
MT. KISCO MOGER ASSOCIATES LLC 101 CARPENTER AVENUE OWNERS, I	119 CARPENTER AVENUE 101 CARPENTER AVENUE	ESE 0 - 1/8 (0.105 mi.) SE 0 - 1/8 (0.116 mi.)	C8 E12	24 36
WAREHOUSE ASSOCIATES (BDFD FR) 000000 0000000000	157 KISCO AVENUE 0000000000 0000	NNE 1/8 - 1/4 (0.136 mi.) 00000000000000000000	17	41
RIDGECREST OWNERS CORP	35-69 CARPENTER AVE	S 1/8 - 1/4 (0.234 mi.)	21	70

AST: The Aboveground Storage Tank database contains registered ASTs. The data come from the Department of Environmental Conservation's Petroleum Bulk Storage (PBS) Database.

A review of the AST list, as provided by EDR, and dated 11/13/2013 has revealed that there are 3 AST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
000000 000000 28 BARKER OWNERS CORP.	000000 0000 28 BARKER STREET	000 000000000000000000 ESE 1/8 - 1/4 (0.127 mi.)	B1 C16	000 41
BEDFORD PLAZA TENANTS CORP	50-60-70 BARKER STREET	ESE 1/8 - 1/4 (0.170 mi.)	18	42

ADDITIONAL ENVIRONMENTAL RECORDS

Records of Under-Energy Release Records

NY Spills: Data collected on spills reported to NYSDEC. is required by one or more of the following: Article 12 of the Navigation Law, 6 NYCRR Section 613.8 (from PBS regs), or 6 NYCRR Section 595.2 (from CBS regs). It includes spills active as of April 1, 1986, as well as spills occurring since this date.

A review of the NY Spills list, as provided by EDR, and dated 09/25/2013 has revealed that there are 4 NY Spills sites within approximately 0.125 miles of the target property.

EXECUTIVE SUMMARY

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
OFFICE BLDG Spill Number/Closed Date: 0406346 / 9/10/2004 Spill Number/Closed Date: 9104456 / 7/31/1991 Spill Number/Closed Date: 0301033 / 4/30/2003	120 KISCO AVE	N 0 - 1/8 (0.054 mi.)	B4	12
MOUNT KISCO MOGER ASSOCIA Spill Number/Closed Date: 9704003 / 7/2/1997 Spill Number/Closed Date: 1000157 / 4/5/2010	119 CARPENTER AVENUE	ESE 0 - 1/8 (0.105 mi.)	C7	22
ORLANDO RESIDENCE Spill Number/Closed Date: 1010953 / 4/11/2012	101 CARPENTER AVE	SE 0 - 1/8 (0.116 mi.)	E14	38
MARTAVANO Spill Number/Closed Date: 8702149 / 7/7/1987	151 KISCO AVE	NNE 0 - 1/8 (0.122 mi.)	D15	40

Other Responsible Parties

RCRA NonGen / NLR: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 07/11/2013 has revealed that there are 4 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CON EDISON MANHOLE 4488	KISCO AVE & PRESTON WAY	NNE 1/8 - 1/4 (0.246 mi.)	F24	74
CON EDISON MANHOLE 4489	KISCO AVE & PRESTON WAY	NNE 1/8 - 1/4 (0.246 mi.)	F25	75

HSWDS: The List includes any known or suspected hazardous substance waste disposal sites. Also included are sites delisted from the Registry of Inactive Hazardous Waste Disposal Sites and non-registry sites that U.S. EPA Preliminary Assessment (PA) reports or Site Investigation (SI) reports were prepared. Hazardous Substance Waste Disposal Sites are eligible to be Superfund sites now that the New York State Superfund has been refinanced and changed. This means that the study inventory has served its purpose and will no longer be maintained as a separate entity. The latest version of the study is frozen in time. The sites on the study will not automatically be made superfund sites, rather each site will be further evaluated for listing in the registry. So overtime they will be added to the registry or not.

A review of the HSWDS list, as provided by EDR, and dated 01/01/2003 has revealed that there is 1 HSWDS site within approximately 0.5 miles of the target property.

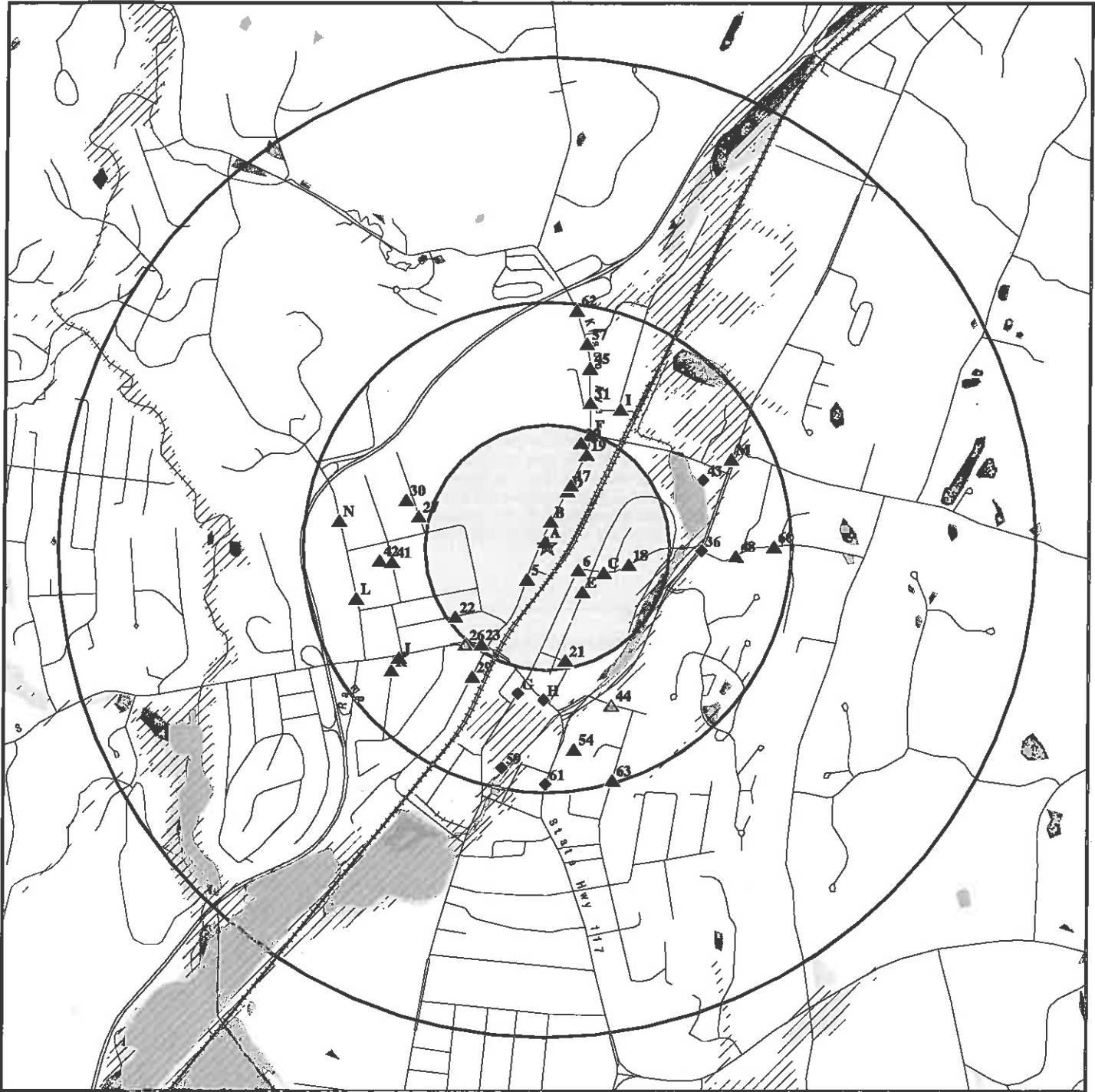
<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CANADIAN RADIUM & URANIUM CORP	69 KISCO AVE.	SSW 0 - 1/8 (0.075 mi.)	5	15

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 20 records.

<u>Site Name</u>	<u>Database(s)</u>
MT. KISCO MEMORIAL POOL	CBS AST, CBS
CON EDISON	MANIFEST
CONED	RCRA NonGen / NLR, MANIFEST
CONSOLIDATED EDISON	RCRA NonGen / NLR, MANIFEST
CRUSHER ROAD SITE	CERC-NFRAP
CANADIAN RADIUM & URANIUM CORP	CERC-NFRAP
CON EDISON MANHOLE 4241	RCRA NonGen / NLR
CON EDISON MANHOLE 4239	RCRA NonGen / NLR
CON EDISON MANHOLE 3537	RCRA NonGen / NLR
CON EDISON MANHOLE 3544	RCRA NonGen / NLR
CON EDISON	RCRA-CESQG
CON EDISON MANHOLE: 3542	RCRA-CESQG
CON EDISON POLE: T70	RCRA-CESQG
SHOPPERS PARK	NY Spills
MAN HOLE	NY Spills
AT INTERSECTION IN STORM DRAIN	NY Spills
SAWMILL RIVER	NY Spills
STREET ROUTE	NY Spills
MT KISCO BROOK	NY Spills
KISCO RIVER	NY Spills

OVERVIEW MAP - 3787697.2s



☆ Target Property

▲ Sites at elevations higher than or equal to the target property

◆ Sites at elevations lower than the target property

▲ Manufactured Gas Plants

▨ National Priority List Sites

▨ Dept. Defense Sites

▨ Indian Reservations BIA

▨ Oil & Gas pipelines from USGS

▨ 100-year flood zone

▨ 500-year flood zone

▨ National Wetland Inventory

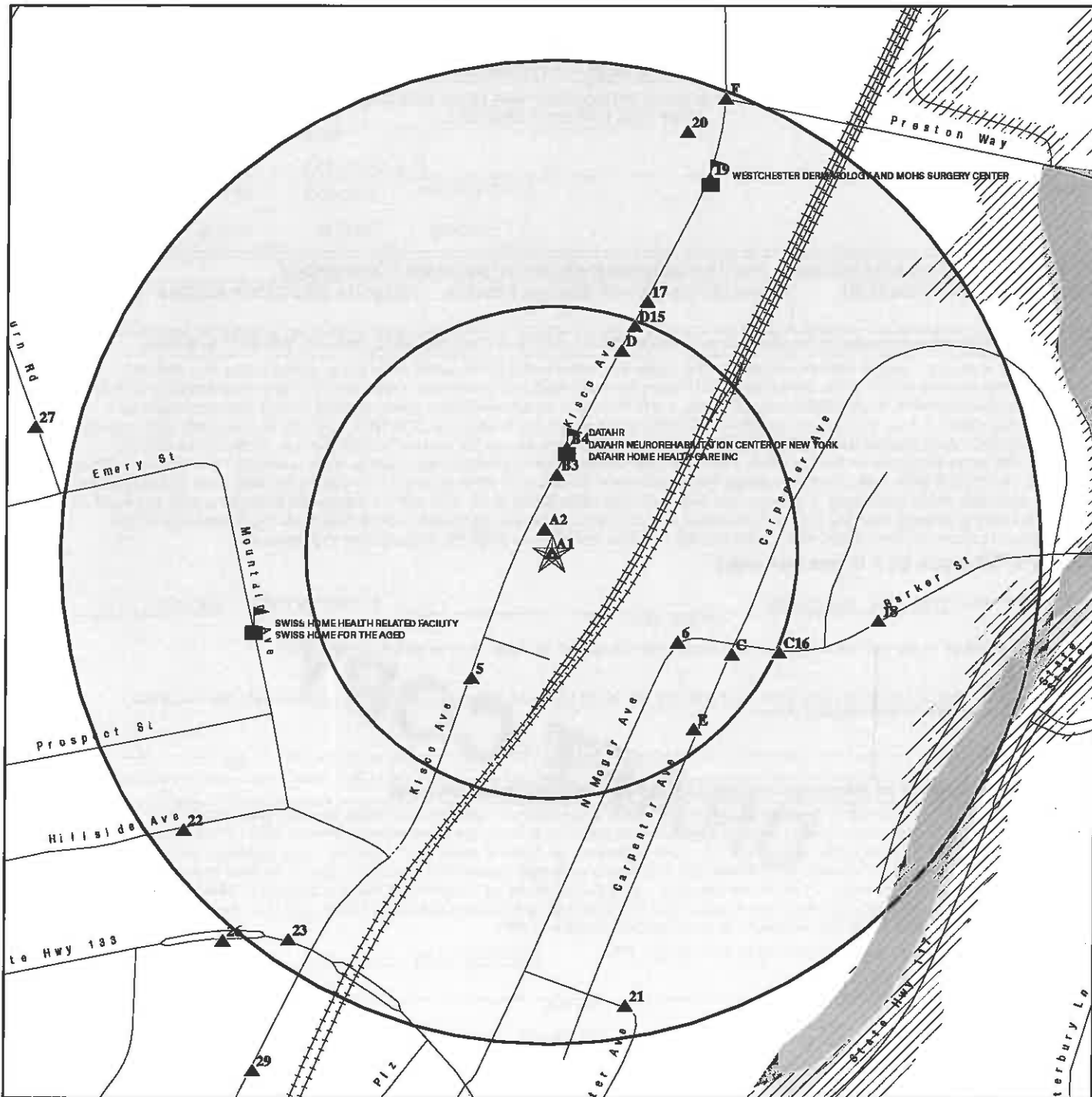
▨ State Wetlands

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: M10408
 ADDRESS: 105 KISCO AVENUE
 MOUNT KISCO NY 10549
 LAT/LONG: 41.2124 / 73.7273

CLIENT: Merritt Environmental Consulting Corp.
 CONTACT: KELLI CULLEN
 INQUIRY #: 3787697.2s
 DATE: November 18, 2013 2:50 pm

DETAIL MAP - 3787697.2s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ⊠ Sensitive Receptors
- ▨ National Priority List Sites
- ▧ Dept. Defense Sites



- ▨ Indian Reservations BIA
- Oil & Gas pipelines from USGS
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- ▨ National Wetland Inventory
- ▨ State Wetlands

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

<p>SITE NAME: M10408 ADDRESS: 105 KISCO AVENUE MOUNT KISCO NY 10549 LAT/LONG: 41.2124 / 73.7273</p>	<p>CLIENT: Merritt Environmental Consulting Corp. CONTACT: KELLI CULLEN INQUIRY #: 3787697.2s DATE: November 18, 2013 2:53 pm</p>
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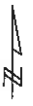
PHYSICAL SETTING SOURCE MAP - 3787697.2s



- ↖ County Boundary
- ↘ Major Roads
- ⏏ Contour Lines
- ⊙ Earthquake epicenter, Richter 5 or greater
- ⊕ Water Wells
- ⊕ Public Water Supply Wells
- Cluster of Multiple Icons



- ↑ Groundwater Flow Direction
- ⊕ GI Indeterminate Groundwater Flow at Location
- ⊕ GV Groundwater Flow Varies at Location
- ⊕ HD Closest Hydrogeological Data
- Oil, gas or related wells



SITE NAME: M10408
 ADDRESS: 105 KISCO AVENUE
 MOUNT KISCO NY 10549
 LAT/LONG: 41.2124 / 73.7273

CLIENT: Merritt Environmental Consulting Corp.
 CONTACT: KELLI CULLEN
 INQUIRY #: 3787697.2s
 DATE: November 18, 2013 2:54 pm

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
General site								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	TP		NR	NR	NR	NR	NR	0
General site								
Delisted NPL	1.000		0	0	0	0	NR	0
General site								
CERCLIS	0.500		0	0	0	NR	NR	0
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
General site								
CERC-NFRAP	0.500		0	0	0	NR	NR	0
General site								
CORRACTS	1.000		0	0	0	0	NR	0
General site								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
General site								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		1	0	NR	NR	NR	1
RCRA-CESQG	0.250		0	0	NR	NR	NR	0
General site								
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
LUCIS	0.500		0	0	0	NR	NR	0
General site								
ERNS	TP		NR	NR	NR	NR	NR	0
General site								
SHWS	1.000		0	0	0	0	NR	0
VAPOR REOPENED	1.000		0	0	0	0	NR	0
General site								
SWF/LF	0.500		0	0	0	NR	NR	0
General site								
LTANKS	0.500		2	2	38	NR	NR	42
HIST LTANKS	0.500		0	0	0	NR	NR	0
INDIAN LUST	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
Gasoline Storage Tanks								
TANKS	0.250		0	0	NR	NR	NR	0
UST	0.250		4	3	NR	NR	NR	7
CBS UST	0.250		0	0	NR	NR	NR	0
MOSF UST	0.500		0	0	0	NR	NR	0
AST	0.250		1	2	NR	NR	NR	3
CBS AST	0.250		0	0	NR	NR	NR	0
MOSF AST	0.500		0	0	0	NR	NR	0
MOSF	0.500		0	0	0	NR	NR	0
CBS	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
FEMA UST	0.250		0	0	NR	NR	NR	0
Gasoline Distribution								
Controlled Interchange Retailers								
ENG CONTROLS	0.500		0	0	0	NR	NR	0
INST CONTROL	0.500		0	0	0	NR	NR	0
RES DECL	0.125		0	NR	NR	NR	NR	0
Gasoline Unlabeled								
INDIAN VCP	0.500		0	0	0	NR	NR	0
VCP	0.500		0	0	0	NR	NR	0
Gasoline Refill Sites								
ERP	0.500		0	0	0	NR	NR	0
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Gasoline Refill Sites								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Gasoline Distribution								
Gasoline Sites								
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
SWRCY	0.500		0	0	0	NR	NR	0
SWTIRE	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
Gasoline Distribution								
Non-Hazardous Sites								
US CDL	TP		NR	NR	NR	NR	NR	0
DEL SHWS	1.000		0	0	0	0	NR	0
US HIST CDL	TP		NR	NR	NR	NR	NR	0
Gasoline Distribution								
Gasoline Storage Tanks								
HIST UST	0.250		0	0	NR	NR	NR	0
HIST AST	TP		NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
Oil and Gas								
LIENS 2	TP		NR	NR	NR	NR	NR	0
LIENS	TP		NR	NR	NR	NR	NR	0
Leakage of Hazardous Waste								
HMIRS	TP		NR	NR	NR	NR	NR	0
NY Spills	0.125	1	4	NR	NR	NR	NR	5
NY Hist Spills	0.125		0	NR	NR	NR	NR	0
SPILLS 90	0.125		0	NR	NR	NR	NR	0
SPILLS 80	0.125		0	NR	NR	NR	NR	0
Other Significant								
RCRA NonGen / NLR	0.250		0	4	NR	NR	NR	4
DOT OPS	TP		NR	NR	NR	NR	NR	0
DOD	1.000		0	0	0	0	NR	0
FUDS	1.000		0	0	0	0	NR	0
CONSENT	1.000		0	0	0	0	NR	0
ROD	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
RMP	TP		NR	NR	NR	NR	NR	0
HSWDS	0.500		1	0	0	NR	NR	1
UIC	TP		NR	NR	NR	NR	NR	0
MANIFEST	0.250		1	2	NR	NR	NR	3
DRYCLEANERS	0.250		1	0	NR	NR	NR	1
SPDES	TP		NR	NR	NR	NR	NR	0
AIRS	TP		NR	NR	NR	NR	NR	0
E DESIGNATION	0.125		0	NR	NR	NR	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
COAL ASH	0.500		0	0	0	NR	NR	0
PRP	TP		NR	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
Financial Assurance	TP		NR	NR	NR	NR	NR	0
LEAD SMELTERS	TP		NR	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
US AIRS	TP		NR	NR	NR	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
US FIN ASSUR	TP		NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Search Distance (Miles)</u>	<u>Target Property</u>	<u>< 1/8</u>	<u>1/8 - 1/4</u>	<u>1/4 - 1/2</u>	<u>1/2 - 1</u>	<u>> 1</u>	<u>Total Plotted</u>
EPA WATCH LIST	TP		NR	NR	NR	NR	NR	0
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0

EDR HIGH RISK HISTORICAL RECORDS

Use Errors

EDR MGP	1.000		0	0	0	0	NR	0
EDR US Hist Auto Stat	0.250		0	0	NR	NR	NR	0
EDR US Hist Cleaners	0.250		1	0	NR	NR	NR	1

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

A1
Target
Property

RICHARDS HOME CENTER
105 KISCO AVE
MOUNT KISCO, NY

NY Spills S102664868
N/A

Site 1 of 2 in cluster A

Actual:
294 ft.

SPILLS:

Facility ID: 9708149
DER Facility ID: 86365
Facility Type: ER
Site ID: 96845
DEC Region: 3
Spill Date: 10/8/1997
Spill Number/Closed Date: 9708149 / 2/23/2006
Spill Cause: Unknown
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Unknown Responsible Party. Corrective action taken. (ISR)

SWIS:

Investigator: Idghiosa
Referred To: Not reported
Reported to Dept: 10/9/1997
CID: 999
Water Affected: Not reported
Spill Source: Unknown
Spill Notifier: DEC
Cleanup Ceased: Not reported
Cleanup Meets Std: False
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 10/10/1997
Spill Record Last Update: 2/23/2006
Spiller Name: Not reported
Spiller Company: Not reported
Spiller Address: Not reported
Spiller City,St,Zip: ***Update***, ZZ
Spiller Company: 001
Contact Name: Not reported
Contact Phone: Not reported
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was

Remarks:

"GHIOSAY"02/15/06 ISR completed by Ghiosay;. TG
DURING INITIAL INVESTIGATION AT BACK PORTION OF PROPERTY, SOIL
SMAPLES INDICATED STRONG ODORS OF PETROLEUM.

Material:

Site ID: 96845
Operable Unit ID: 1054813
Operable Unit: 01
Material ID: 560989
Material Code: 0066A
Material Name: UNKNOWN PETROLEUM
Case No.: Not reported
Material FA: Petroleum
Quantity: 0
Units: Gallons
Recovered: No
Resource Affected: Not reported
Oxygenate: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RICHARDS HOME CENTER (Continued)

S102664868

Tank Test:

Facility ID: 1207041
DER Facility ID: 424375
Facility Type: ER
Site ID: 470072
DEC Region: 3
Spill Date: 10/17/2012
Spill Number/Closed Date: 1207041 / 12/13/2012
Spill Cause: Deliberate
Spill Class: Known release that creates potential for fire or hazard. DEC Response. Unable/unwilling Responsible Party. Corrective action taken. (ISR)

SWIS: 6056
Investigator: jbodee
Referred To: WCDOH
Reported to Dept: 10/17/2012
CID: Not reported
Water Affected: Not reported
Spill Source: Commercial/Industrial
Spill Notifier: Citizen
Cleanup Ceased: Not reported
Cleanup Meets Std: False
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 10/17/2012
Spill Record Last Update: 12/14/2012
Spiller Name: Not reported
Spiller Company: RICHARDS HOME CENTER
Spiller Address: Not reported
Spiller City,St,Zip: NY
Spiller Company: 999
Contact Name: UNKNOWN
Contact Phone: Not reported
DEC Memo: 10/17/12 Anonymous report. In back of Richards Lumber (914-666-5141). Numerous calls went unanswered, but several messages were left with company owner, George Griffin at ext. 114. Todd Ghiosay said site needs an inspection. Chris Lalak from WCHD said he would send Denise Heinzinger to do an inspection. dw10/19/12 Denise Heinzinger inspected and found many leaking gallon cans. She plans on meeting a property owner on Monday 10/22/12. TG12/12/12: Update from Denise at WCDOH: "#1207041 was a complaint regarding leaking cans of paint behind Richards Home Center at 105 Kisco Avenue, Mount Kisco (now closed). There were 2 pallets full of 1 gallon latex paint cans. Several looked like they were used for target practice, paint oozing from bullet holes. George Griffen, one of the owners/partners hired a contractor to remove."*DEC requires NFA at this time. jod
Remarks: in the rear by the railroad tracks there is 50-70 cans leaking for a few years

Material:
Site ID: 470072
Operable Unit ID: 1219946
Operable Unit: 01
Material ID: 2218535

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RICHARDS HOME CENTER (Continued)

S102664868

Material Code: 0055A
Material Name: PAINT
Case No.: Not reported
Material FA: Other
Quantity: Not reported
Units: Not reported
Recovered: Not reported
Resource Affected: Not reported
Oxygenate: False

Tank Test:

A2
NNW
< 1/8
0.013 mi.
67 ft.

BEDFORD THAYER IND
135 MT KISCO AVE
MOUNT KISCO, NY
Site 2 of 2 in cluster A

LTANKS **S100140266**
N/A

Relative:
Higher

LTANKS:

Actual:
296 ft.

Site ID: 102921
Spill Number/Closed Date: 8708829 / 1/6/1989
Spill Date: 1/16/1988
Spill Cause: Tank Test Failure
Spill Source: Commercial/Industrial
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.
Cleanup Ceased: 1/6/1989
Cleanup Meets Standard: True
SWIS: 6000
Investigator: dxtraver
Referred To: Not reported
Reported to Dept: 1/16/1988
CID: Not reported
Water Affected: Not reported
Spill Notifier: Tank Tester
Last Inspection: 1/6/1989
Recommended Penalty: False
UST Involvement: False
Remediation Phase: 0
Date Entered in Computer: 1/28/1988
Spill Record Last Update: 4/29/2004
Spiller Name: Not reported
Spiller Company: BEDFORD THAYEN IND
Spiller Address: Not reported
Spiller City,St,Zip: ZZ
Spiller County: 001
Spiller Contact: Not reported
Spiller Phone: Not reported
Spiller Extention: Not reported
DEC Region: 3
DER Facility ID: 91097
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was

Remarks:

"TRAVER"03/10/88: TEMP STORAGE SET UP. LR. 3-10-88.05/10/88: TANK REMOVED; PRODUCT ON WATER. SPILLER CLEANING UP WITH PADS AND NEMC. INFORMED SPILLER TO INSTALL TWO MONITORING WELLS. SPILLER REMOVED TANK. PRODUCT VISIBLE IN TANK HOLE. TANK REMOVED.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BEDFORD THAYER IND (Continued)

S100140266

WELL PLACED.

Material:

Site ID: 102921
Operable Unit ID: 913616
Operable Unit: 01
Material ID: 464192
Material Code: 0001A
Material Name: #2 Fuel Oil
Case No.: Not reported
Material FA: Petroleum
Quantity: 0
Units: Gallons
Recovered: No
Resource Affected: Not reported
Oxygenate: False

Tank Test:

Site ID: 102921
Spill Tank Test: 1533016
Tank Number: Not reported
Tank Size: 0
Test Method: 00
Leak Rate: 0
Gross Fail: Not reported
Modified By: Spills
Last Modified: 10/1/2004
Test Method: Unknown

B3
North
< 1/8
0.040 ml.
210 ft.

CANNISTRA REALTY, LLC
115 KISCO AVENUE
MOUNT KISCO, NY 10549
Site 1 of 2 in cluster B

UST U004176169
N/A

Relative:
Higher

WESTCHESTER CO. UST:

Id/Status: 3-800972 / Unregulated: <1101 gal. PBS
Operator Name: Victor Cannistra
Owner Name: Cannistra Realty, LLC
Owner Street: 115 Kisco Avenue
Owner Address2: Not reported
Owner City: Mount Kisco
Owner State: NY
Owner Zipcode: 10549
GDS Number: Not reported

Actual:
296 ft.

Tank Number: 1
Status: 5. Closed - removed
Capacity: 2000
Product Stored: Not reported
Product Stored Percent: Not reported
Tank Leak Detection: 0. None
Date Installation: Not reported
Date Perm Closure: 07/27/2002
Tank Location: 5. Underground
Tank Type: 1. Steel/Carbon steel/Iron

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CANNISTRA REALTY, LLC (Continued)

U004176169

Tank Internal Protection: 0. None
Tank External Protection: 0. None
Tank Secondary Containment: Not reported
Piping Location: 0. No Piping
Piping Type: 0. No Pipping
Piping External Protection: 0. None
Overfill Prevention: 0. None
Piping Secondary Containment: Not reported
Spill Prevention: 0. None
Dispenser: 0. None

B4
North
< 1/8
0.054 ml.
284 ft.

OFFICE BLDG
120 KISCO AVE
MOUNT KISCO, NY
Site 2 of 2 in cluster B

NY Spills S106013565
N/A

Relative:
Higher

Actual:
296 ft.

SPILLS:

Facility ID: 0406346
DER Facility ID: 85853
Facility Type: ER
Site ID: 96014
DEC Region: 3
Spill Date: 9/9/2004
Spill Number/Closed Date: 0406346 / 9/10/2004
Spill Cause: Other
Spill Class: No spill occured. No DEC Response. No corrective action required.
SWIS: 6000
Investigator: WATER UNIT
Referred To: WATER UNIT
Reported to Dept: 9/9/2004
CID: 444
Water Affected: Not reported
Spill Source: Institutional, Educational, Gov., Other
Spill Notifier: Responsible Party
Cleanup Ceased: Not reported
Cleanup Meets Std: True
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 9/9/2004
Spill Record Last Update: 9/10/2004
Spiller Name: GEORGE BROWN
Spiller Company: MANHOLE
Spiller Address: 120 KISCO AVE
Spiller City,St,Zip: MOUNT KISCO, NY
Spiller Company: 001
Contact Name: GEORGE BROWN
Contact Phone: (914) 224-4344 CELL
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was "DOW/BEQ"FORWARDED TO DIV OF WATER AND WCHD BEQ. NFA SPILLS. jbo
Remarks: CREW ENROUTE, IT IS GOING INTO CATCH BASIN AT THIS TIME;

Material:

Site ID: 96014
Operable Unit ID: 889894
Operable Unit: 01

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

OFFICE BLDG (Continued)

S106013565

Material ID: 568292
Material Code: 0062A
Material Name: RAW SEWAGE
Case No.: Not reported
Material FA: Other
Quantity: 0
Units: Not reported
Recovered: No
Resource Affected: Not reported
Oxygenate: False
Site ID: 96014
Operable Unit ID: 889894
Operable Unit: 01
Material ID: 568293
Material Code: 0062A
Material Name: RAW SEWAGE
Case No.: Not reported
Material FA: Other
Quantity: 0
Units: Gallons
Recovered: No
Resource Affected: Not reported
Oxygenate: False

Tank Test:

Facility ID: 9104456
DER Facility ID: 85853
Facility Type: ER
Site ID: 96015
DEC Region: 3
Spill Date: 7/25/1991
Spill Number/Closed Date: 9104456 / 7/31/1991
Spill Cause: Deliberate
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.
SWIS: 6000
Investigator: tdghiosa
Referred To: Not reported
Reported to Dept: 7/25/1991
CID: Not reported
Water Affected: Not reported
Spill Source: Passenger Vehicle
Spill Notifier: Local Agency
Cleanup Ceased: 7/30/1991
Cleanup Meets Std: True
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 7/31/1991
Spill Record Last Update: 9/30/2003
Spiller Name: Not reported
Spiller Company: GERALD GREENBURG
Spiller Address: 34 MAPLE AVE
Spiller City,St,Zip: AIRMONT, ZZ

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

OFFICE BLDG (Continued)

S106013565

Spiller Company: 001
Contact Name: Not reported
Contact Phone: Not reported
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was "GHIOSAY"08/15/91: REFERRED TO LAW ENFORCEMENT.
Remarks: GAS DRAINED FROM AUTO TANK POURED DOWN STORM DRAIN WCHD ENROUTE CONTRACTOR TO BE CALLED TO CLEAN UP SAWDUST USED ON PAVEMENT SPOKE TO SPILLER SPILL IS CLEANED UP HIRED EES TO DISPOSE OF DEBRIS

Material:

Site ID: 96015
Operable Unit ID: 955229
Operable Unit: 01
Material ID: 423521
Material Code: 0009
Material Name: Gasoline
Case No.: Not reported
Material FA: Petroleum
Quantity: 5
Units: Gallons
Recovered: No
Resource Affected: Not reported
Oxygenate: False

Tank Test:

Facility ID: 0301033
DER Facility ID: 79105
Facility Type: ER
Site ID: 86188
DEC Region: 3
Spill Date: 4/29/2003
Spill Number/Closed Date: 0301033 / 4/30/2003
Spill Cause: Unknown
Spill Class: No spill occurred. No DEC Response. No corrective action required.
SWIS: 6000
Investigator: WATER UNIT
Referred To: WATER UNIT
Reported to Dept: 4/29/2003
CID: 418
Water Affected: Not reported
Spill Source: Commercial/Industrial
Spill Notifier: Responsible Party
Cleanup Ceased: Not reported
Cleanup Meets Std: True
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 4/29/2003
Spill Record Last Update: 4/30/2003
Spiller Name: CALLER
Spiller Company: VILLAGE OF MT KISCO
Spiller Address: 104 MAIN ST
Spiller City,St,Zip: MOUNT KISCO, NY
Spiller Company: 001

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

OFFICE BLDG (Continued)

S106013565

Contact Name: GEORGE BROWN
Contact Phone: (914) 666-8193
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was "DOW"04/29/03: Forwarded to Div of Water and WCHD BEQ. NFA required at this time.
Remarks: Not reported
Material:
Site ID: 86188
Operable Unit ID: 867502
Operable Unit: 01
Material ID: 509096
Material Code: 0062A
Material Name: RAW SEWAGE
Case No.: Not reported
Material FA: Other
Quantity: 50
Units: Gallons
Recovered: No
Resource Affected: Not reported
Oxygenate: False

Tank Test:

5
SSW
< 1/8
0.075 ml.
398 ft.

CANADIAN RADIUM & URANIUM CORP
69 KISCO AVE.
TOWN OF MT. KISCO, NY 10549

HSWDS S108146421
N/A

Relative:
Higher

Actual:
297 ft.

HSWDS:
Facility ID: Not reported
Region: 3
Facility Status: Unknown
Owner Type: Municipal
Owner: Village/Town of Mt. Kisco
Owner Address: 104 Main St
Owner Phone: (914)241-0500
Operator Type: Municipal
Operator: Same
Operator: Same
Operator Phone: Same
EPA ID: NYD987001468
Registry: Not on NYS Registry of Inactive Haz Waste Disposal Sites
Registry Site ID: None
RCRA Permitted: Unknown
Site Code: 5-RADIOACT
Owner City State: Mt. Kisco NY 10549
Operator City State: Mt. Kisco, NY 10549
Quadrangle: Mt Kisco, NY
Latitude: 41 12'39"N
Longitude: 73 43'41"W
Acres: 0.85
Operator Date: 1943
Close Date: 1966
Completed: FDPA
Active: Unknown

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CANADIAN RADIUM & URANIUM CORP (Continued)

S108146421

PCB's Disposed:	No
Pesticides Disposed:	No
Metals Disposed:	No
Asbestos Disposed:	No
Volatile Organic Compounds Disposed:	No
Semi Volatile Organic Compounds Disposed:	No
Analytical Info Exists for Air:	Not reported
Analytical Info Exists for Ground:	None
Analytical Info Exists for Surface:	Not reported
Analytical Info Exists for Sediments:	Not reported
Analytical Info Exists for Surface:	Not reported
Analytical Info Exists for Substance:	Not reported
Analytical Info Exists for Waste:	Not reported
Analytical Info Exists for Leachate:	Not reported
Analytical Info Exists for EP Toxicity:	Not reported
Analytical Info Exists for TCLP:	Not reported
Threat to Environment/Public Health:	None
Surface Water Contamination:	Unknown
Surface Water Body Class:	Unknown
Groundwater Contamination:	Unknown
Groundwater Classification:	Unknown
Drinking Water Contamination:	Unknown
Drinking Water Supply is Active:	Yes
Any Known Fish or Wildlife:	Unknown
Hazardous Exposure:	Yes
Site Has Controlled Access:	No
Ambient Air Contamination:	Unknown
Direct Contact:	Unknown
EPA Hazardous Ranking System Score:	Unknown
Inventory:	F
Nefrap:	Not reported
Mailing:	Not reported
Tax Map No:	Not reported
Qualify:	0
Next Action:	Not reported
Agencies:	Not reported
Air:	Not reported
Building:	Not reported
Site Desc:	Not reported
Drink:	Not reported
Eptox:	Not reported
Fish:	Not reported
Ground:	Not reported
Ground Desc:	Not reported
Hazardous Threat:	Not reported
Haz Threat Desc:	Not reported
Leachate:	Not reported
Preparer:	Not reported
Sediment:	Not reported
Soil:	Not reported
Surface:	Not reported
Status:	Not reported
Surface Soil:	Not reported
Surface:	Not reported
TCLP:	Not reported
Waste:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

6
SE
< 1/8
0.079 mi.
417 ft.

BARKER TERRACE
1 BARKER ST
MOUNT KISCO, NY 10549

UST 1005901670
AST N/A
US AIRS

Relative:
Higher

WESTCHESTER CO. UST:

Actual:
324 ft.

Id/Status: 3-078662 / Active
Operator Name: Steve Sullo
Owner Name: Mt. Kisco Middle Income Housing
Owner Street: 1 Barker Street
Owner Address2: Not reported
Owner City: Mount Kisco
Owner State: NY
Owner Zipcode: 10549
GDS Number: Not reported

Tank Number: 1
Status: 5. Closed - removed
Capacity: 10000
Product Stored: Not reported
Product Stored Percent: Not reported
Tank Leak Detection: 0. None
Date Installation: 12/01/1966
Date Perm Closure: 01/01/1998
Tank Location: 5. Underground
Tank Type: 1. Steel/Carbon steel/Iron
Tank Internal Protection: 0. None
Tank External Protection: 0. None
Tank Secondary Containment: 0. None
Piping Location: 0. No Piping
Piping Type: 1. Steel/Carbon/ steel/iron
Piping External Protection: 0. None
Overfill Prevention: 0. None
Piping Secondary Containment: Not reported
Spill Prevention: 0. None
Dispenser: 2. Suction

AST:

Region: STATE
DEC Region: 2
Site Status: Administratively Closed
Facility Id: 2-603808
Program Type: PBS
UTM X: 606807.48421000002
UTM Y: 4563053.0910700001
Expiration Date: N/A
Site Type: Unknown

Affiliation Records:

Site Id: 25710
Affiliation Type: Facility Owner
Company Name: MOUNT KISCO MIDDLE INCOME HOUSING CORPORATION
Contact Type: Not reported
Contact Name: Not reported
Address1: 107-129 EAST 126TH STREET
Address2: Not reported
City: NEW YORK
State: NY

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARKER TERRACE (Continued)

1005901670

Zip Code: 10035
Country Code: 001
Phone: (212) 996-0233
EMail: Not reported
Fax Number: Not reported
Modified By: TRANSLAT
Date Last Modified: 3/4/2004

Site Id: 25710
Affiliation Type: Mail Contact
Company Name: MOUNT KSICO MIDDLE INCOME HOUSING CORP.
Contact Type: Not reported
Contact Name: GARY FRIEDLAND
Address1: C/O MARION SCOTT REAL ESTATE
Address2: 107-129 EAST 126TH STREET
City: NEW YORK
State: NY
Zip Code: 10035
Country Code: 001
Phone: (212) 996-0200
EMail: Not reported
Fax Number: Not reported
Modified By: TRANSLAT
Date Last Modified: 3/4/2004

Site Id: 25710
Affiliation Type: On-Site Operator
Company Name: MOUNT KISCO MIDDLE INCOME HOUSING CORP.
Contact Type: Not reported
Contact Name: ANTHONY DIAZ
Address1: Not reported
Address2: Not reported
City: Not reported
State: NN
Zip Code: Not reported
Country Code: 001
Phone: (914) 666-6933
EMail: Not reported
Fax Number: Not reported
Modified By: TRANSLAT
Date Last Modified: 3/4/2004

Site Id: 25710
Affiliation Type: Emergency Contact
Company Name: MOUNT KISCO MIDDLE INCOME HOUSING CORPORATION
Contact Type: Not reported
Contact Name: ANTHONY DIAZ
Address1: Not reported
Address2: Not reported
City: Not reported
State: NN
Zip Code: Not reported
Country Code: 001
Phone: (914) 666-6933
EMail: Not reported
Fax Number: Not reported
Modified By: TRANSLAT

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARKER TERRACE (Continued)

1005901670

Date Last Modified: 3/4/2004

Tank Info:

Tank Number: 01
Tank Id: 55595
Material Code: 0001
Common Name of Substance: #2 Fuel Oil (On-Site Consumption)

Equipment Records:

G03 - Tank Secondary Containment - Vault (w/o access)
A00 - Tank Internal Protection - None
D00 - Pipe Type - No Piping
J00 - Dispenser - None
B01 - Tank External Protection - Painted/Asphalt Coating
F00 - Pipe External Protection - None
C01 - Pipe Location - Aboveground
H05 - Tank Leak Detection - In-Tank System (ATG)
I00 - Overfill - None

Tank Location: 3
Tank Type: Steel/Carbon Steel/Iron
Tank Status: Administratively Closed
Pipe Model: Not reported
Install Date: 01/01/1998
Capacity Gallons: 4500
Tightness Test Method: NN
Date Test: Not reported
Next Test Date: Not reported
Date Tank Closed: 01/11/2001
Register: True
Modified By: TRANSLAT
Last Modified: 03/04/2004
Material Name: #2 Fuel Oil (On-Site Consumption)

WESTCHESTER CO. AST:

PBS Number: 3-078662
Site Status: Active
GDS Number: Not reported
Operator Name: Steve Sullo
Owner Name: Mt. Kisco Middle Income Housing
Owner Street: 1 Barker Street
Owner Address2: Not reported
Owner City/State/Zip: Mount Kisco, NY 10549

Tank Number: 2
Status: 1. In-Service
Date Installation: 09/01/1998
Capacity: 5000
Product Stored: 1. No. 2 fuel oil
Product Stored Percent: Not reported
Date Perm Closure: 01/01/1900
Tank Location: 3. Aboveground on saddles, legs, stilts, racks or cradle
Tank Type: 1. Steel/Carbon steel/Iron
Tank Internal Protection: 0. None
Tank External Protection: 0. None
Tank Leak Detection: 1. Electronic Interstitial Monitoring, 5. In-Tank System (auto tank gauge)

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARKER TERRACE (Continued)

1005901670

Tank Secondary Containment: 2. Vault (w/ access)
Piping Location: 1. Aboveground
Piping Type: 2. Galvanized steel
Piping External Protection: 0. None
Piping Leak Detection: 1. Electronic Interstitial Monitoring, 2. Manual In
Piping Secondary Containment: 2. Vault (w/ access)
Overfill Prevention: 2. High Level Alarm
Spill Prevention: 0. None
Dispenser: 2. Suction

AIRS (AFS):

Airs Minor Details:

EPA plant ID: 110004344816
Plant name: BARKER TERRACE
Plant address: 1 BARKER ST
MOUNT KISCO, NY 10549
County: WESTCHESTER
Region code: 02
Dunn & Bradst #: Not reported
Air quality cntrl region: 043
Sic code: 6513
Sic code desc: Not reported
North Am. industrial classf: 531110
NAIC code description: Lessors of Residential Buildings and Dwellings
Default compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS
Default classification: POTENTIAL UNCONTROLLED EMISSIONS < 100 TONS/YEAR
Govt facility: ALL OTHER FACILITIES NOT OWNED OR OPERATED BY A FEDERAL, STATE, OR
LOCAL GOVERNMENT
Current HPV: Not reported

Compliance and Enforcement Major Issues:

Air program: SIP SOURCE
National action type: Not reported
Date achieved: 00000
Penalty amount: Not reported

Air program: SIP SOURCE
National action type: Not reported
Date achieved: 00000
Penalty amount: Not reported

Air program: Not reported
National action type: Not reported
Date achieved: Not reported
Penalty amount: Not reported

Air program: Not reported
National action type: Not reported
Date achieved: Not reported
Penalty amount: Not reported

Air program: Not reported
National action type: Not reported
Date achieved: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARKER TERRACE (Continued)

1005901670

Penalty amount: Not reported

Air program: Not reported

National action type: Not reported

Date achieved: Not reported

Penalty amount: Not reported

Historical Compliance Minor Sources:

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1001

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1004

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1102

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1201

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1203

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1002

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1003

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1101

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1103

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1104

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1202

Air prog code hist file: SIP SOURCE

State compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS

Hist compliance date: 1204

Air prog code hist file: SIP SOURCE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BARKER TERRACE (Continued)

1005901670

Compliance & Violation Data by Minor Sources:

Air program code: SIP SOURCE
Plant air program pollutant: Not reported
Default pollutant classification: POTENTIAL UNCONTROLLED EMISSIONS < 100 TONS/YEAR
Def. poll. compliance status: IN COMPLIANCE WITH PROCEDURAL REQUIREMENTS
Def. attainment/non attainment: ATTAINMENT AREA FOR GIVEN POLLUTANT
Repeat violator date: Not reported
Turnover compliance: Not reported

C7
ESE
< 1/8
0.105 ml.
557 ft.

**MOUNT KISKO MOGER ASSOCIA
119 CARPENTER AVENUE
MOUNT KISCO, NY
Site 1 of 3 In cluster C**

**NY Spills S102664416
N/A**

**Relative:
Higher**

SPILLS:

Facility ID: 9704003
DER Facility ID: 188087
Facility Type: ER
Site ID: 228026
DEC Region: 3
Spill Date: 7/2/1997
Spill Number/Closed Date: 9704003 / 7/2/1997
Spill Cause: Equipment Failure
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.
Willing Responsible Party. Corrective action taken.

**Actual:
327 ft.**

SWIS: 6000
Investigator: tdghiosa
Referred To: Not reported
Reported to Dept: 7/2/1997
CID: 266
Water Affected: Not reported
Spill Source: Commercial/Industrial
Spill Notifier: Other
Cleanup Ceased: Not reported
Cleanup Meets Std: True
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 7/2/1997
Spill Record Last Update: 12/24/1998
Spiller Name: KEN ROTNER
Spiller Company: MOUNT KISKO MOGER ASSOCIA
Spiller Address: 119 CARPENTER AVENUE
Spiller City, St, Zip: MOUNT KISCO, NY 10549
Spiller Company: 001
Contact Name: KEN ROTNER
Contact Phone: (914) 666-9254
DEC Memo: Prior to Sept, 2004 data translation this spill Lead_DEC Field was
"GHIOSAY"

Remarks: TANK OVERFILL DUE TO BROKEN GUAGE. ONTO CONCRETE AND SOIL. TO BE
CLEANED UP AS NECESSARY.

Material:

Site ID: 228026
Operable Unit ID: 1049887
Operable Unit: 01

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MOUNT KISKO MOGER ASSOCIA (Continued)

S102664416

Material ID: 333267
Material Code: 0003A
Material Name: #6 Fuel Oil
Case No.: Not reported
Material FA: Petroleum
Quantity: 5
Units: Gallons
Recovered: 5
Resource Affected: Not reported
Oxygenate: False

Tank Test:

Facility ID: 1000157
DER Facility ID: 380281
Facility Type: ER
Site ID: 431312
DEC Region: 3
Spill Date: 4/5/2010
Spill Number/Closed Date: 1000157 / 4/5/2010
Spill Cause: Equipment Failure
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.
Willing Responsible Party. Corrective action taken.

SWMS: 6056
Investigator: dxtraver
Referred To: Not reported
Reported to Dept: 4/5/2010
CID: Not reported
Water Affected: Not reported
Spill Source: Commercial/Industrial
Spill Notifier: Other
Cleanup Ceased: Not reported
Cleanup Meets Std: True
Last Inspection: 4/5/2010
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 4/5/2010
Spill Record Last Update: 4/21/2010
Spiller Name: MILLIE LOPEZ
Spiller Company: MOGER ASSOCIATES APARTMENTS
Spiller Address: 119 CARPENTER RD
Spiller City,St,Zip: MT KISCO, NY
Spiller Company: 999
Contact Name: MILLIE LOPEZ
Contact Phone: (718) 579-3413
DEC Memo: Spoke to Millie at Castle Oil. Slight overfill came out vent pipe to soil. Castle removed approx. 1 drum of impacted soil. No water/drains impacted. NFA DT 4/5/104/21/10: Update from Denise Heinzinger: "#1000157 119 Carpenter Rd, Mt. Kisco. Apartment building. Tank overfill through vent, approx. 5 gallons, cleaned up by Castle Oil." jod

Remarks: Contained; clean up pending

Material:
Site ID: 431312

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MOUNT KISKO MOGER ASSOCIA (Continued)

S102664416

Operable Unit ID: 1182768
Operable Unit: 01
Material ID: 2176966
Material Code: 0003A
Material Name: #6 Fuel Oil
Case No.: Not reported
Material FA: Petroleum
Quantity: 5
Units: Gallons
Recovered: Not reported
Resource Affected: Not reported
Oxygenate: False

Tank Test:

C8
ESE
< 1/8
0.105 ml.
557 ft.

**MT. KISCO MOGER ASSOCIATES LLC
119 CARPENTER AVENUE
MOUNT KISCO, NY 10549**

**UST U003884820
N/A**

Site 2 of 3 In cluster C

**Relative:
Higher**

WESTCHESTER CO. UST:

**Actual:
327 ft.**

Id/Status: 3-800577 / Unregulated
Operator Name: Richard Hardy
Owner Name: Mt. Kisco Moger Associates LLC
Owner Street: P. O. Box 613
Owner Address2: Lenox Hill Station
Owner City: New York
Owner State: NY
Owner Zipcode: 10021
GDS Number: Not reported

Tank Number: 001
Status: 4. Closed - in place
Capacity: 3500
Product Stored: 4. No. 6 fuel oil
Product Stored Percent: Not reported
Tank Leak Detection: 0. None
Date Installation: 12/01/1941
Date Perm Closure: 04/21/2011
Tank Location: 5. Underground
Tank Type: 1. Steel/Carbon steel/Iron
Tank Internal Protection: 0. None
Tank External Protection: 0. None
Tank Secondary Containment: 0. None
Piping Location: 2. Underground/on ground
Piping Type: 2. Galvanized steel
Piping External Protection: 0. None
Overfill Prevention: 0. None
Piping Secondary Containment: Not reported
Spill Prevention: 0. None
Dispenser: 2. Suction

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

D9 NNE < 1/8 0.109 mi. 573 ft.	G N CLEANERS 145 KISCO AVE MOUNT KISCO, NY Site 1 of 4 in cluster D	RCRA-SQG FINDS MANIFEST	1001215487 NYR000046037
--	--	--	--

Relative:
Higher

Actual:
295 ft.

RCRA-SQG:
 Date form received by agency: 01/01/2007
 Facility name: G N CLEANERS
 Facility address: 145 KISCO AVE
 MOUNT KISCO, NY 10549
 EPA ID: NYR000046037
 Mailing address: KISCO AVE
 MOUNT KISCO, NY 10549
 Contact: NUNZIO TRIPODI
 Contact address: KISCO AVE
 MOUNT KISCO, NY 10549
 Contact country: US
 Contact telephone: (914) 242-3445
 Contact email: Not reported
 EPA Region: 02
 Land type: Facility is not located on Indian land. Additional information is not known.
 Classification: Small Small Quantity Generator
 Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name: NUNZIO TRIPODI
Owner/operator address: 725 CROTON LAKE RD
 MOUNT KISCO, NY 10549
Owner/operator country: US
Owner/operator telephone: (914) 666-7208
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: NUNZIO TRIPODI
Owner/operator address: 725 CROTON LAKE RD
 MOUNT KISCO, NY 10549
Owner/operator country: US
Owner/operator telephone: (914) 666-7208
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
 Mixed waste (haz. and radioactive): No
 Recycler of hazardous waste: No
 Transporter of hazardous waste: No
 Treater, storer or disposer of HW: No
 Underground injection activity: No
 On-site burner exemption: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
Used oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Historical Generators:

Date form received by agency: 01/01/2006
Facility name: G N CLEANERS
Classification: Small Quantity Generator

Date form received by agency: 10/20/1997
Facility name: G N CLEANERS
Classification: Small Quantity Generator

Violation Status: No violations found

Evaluation Action Summary:

Evaluation date: 09/27/2012
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Not reported
Date achieved compliance: Not reported
Evaluation lead agency: State

FINDS:

Registry ID: 110004538055

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

NY MANIFEST:

EPA ID: NYR000046037
Country: USA
Mailing Name: GN CLEANERS DBA ROYAL CLEANERS
Mailing Contact: NUNZIO TRIOPOLI
Mailing Address: 145 KISCO AVE
Mailing Address 2: Not reported
Mailing City: MOUNT KISCO
Mailing State: NY
Mailing Zip: 10549
Mailing Zip4: Not reported
Mailing Country: USA
Mailing Phone: 914-242-3445

Document ID: CTF0670961

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 01/15/1998
Trans1 Recv Date: 01/15/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 01/19/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSD ID: NYCR2436
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0688681
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 05/11/1998
Trans1 Recv Date: 05/11/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 05/15/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSD ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0722518
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 06/02/1998
Trans1 Recv Date: 06/02/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 06/05/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSDF ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0723045
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 07/01/1998
Trans1 Recv Date: 07/01/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 07/07/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSDF ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0724044
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 08/31/1998
Trans1 Recv Date: 08/31/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 09/02/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSDF ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0640660
Manifest Status: Completed after the designated time period for a TSDf to get a copy to the DEC
Trans1 State ID: NYCR2436
Trans2 State ID: Not reported
Generator Ship Date: 971022
Trans1 Recv Date: 971022
Trans2 Recv Date: Not reported
TSD Site Recv Date: 971027
Part A Recv Date: 980210
Part B Recv Date: 971114
Generator EPA ID: NYR000046037
Trans1 EPA ID: ILD984908202
Trans2 EPA ID: Not reported
TSDf ID: CTD001156009
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00390
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 100
Year: 97

Document ID: CTF0640169
Manifest Status: Completed after the designated time period for a TSDf to get a copy to the DEC
Trans1 State ID: NYDW9495
Trans2 State ID: Not reported
Generator Ship Date: 971219
Trans1 Recv Date: 971219
Trans2 Recv Date: Not reported
TSD Site Recv Date: 971229
Part A Recv Date: 980219
Part B Recv Date: 980122
Generator EPA ID: NYR000046037
Trans1 EPA ID: ILD984908202
Trans2 EPA ID: Not reported
TSDf ID: CTD001156009
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00390
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 100
Year: 97

Document ID: CTF0682149
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Generator Ship Date: 02/12/1998
Trans1 Recv Date: 02/12/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 02/16/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSDF ID: NYCR2436
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0687947
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 04/07/1998
Trans1 Recv Date: 04/07/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 04/09/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported
TSDF ID: NYCR2436
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00390
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: CTF0726870
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: Not reported
Generator Ship Date: 07/29/1998
Trans1 Recv Date: 07/29/1998
Trans2 Recv Date: Not reported
TSD Site Recv Date: 08/03/1998
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: CTD001156009
Trans2 EPA ID: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

TSD ID: NYCR2436
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 98

Document ID: Not reported
Manifest Status: Not reported
Trans1 State ID: TXR000081205
Trans2 State ID: NJD071629976
Generator Ship Date: 11-Jun-2013 00:00:00
Trans1 Recv Date: 11-Jun-2013 00:00:00
Trans2 Recv Date: 19-Jun-2013 00:00:00
TSD Site Recv Date: 20-Jun-2013 00:00:00
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: Not reported
Trans2 EPA ID: Not reported
TSD ID: RID084802842
Waste Code: Not reported
Quantity: 200
Units: P - Pounds
Number of Containers: 2
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: R Material recovery of more than 75 percent of the total material.
Specific Gravity: 1
Year: 2013
Manifest Tracking Num: 003877124SKS
Import Ind: N
Export Ind: N
Discr Quantity Ind: N
Discr Type Ind: N
Discr Residue Ind: N
Discr Partial Reject Ind: N
Discr Full Reject Ind: N
Manifest Ref Num: Not reported
Alt Fac RCRA Id: Not reported
Alt Fac Sign Date: Not reported
Mgmt Method Type Code: H020

Document ID: NYC5906722
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 09/23/1999
Trans1 Recv Date: 09/24/1999
Trans2 Recv Date: 09/27/1999
TSD Site Recv Date: 09/30/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: CR2436
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5169565
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 07/13/1999
Trans1 Recv Date: 07/13/1999
Trans2 Recv Date: 07/15/1999
TSD Site Recv Date: 07/19/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: NY2346
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00585
Units: P - Pounds
Number of Containers: 003
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5498201
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 01/20/1999
Trans1 Recv Date: 01/20/1999
Trans2 Recv Date: 01/21/1999
TSD Site Recv Date: 01/28/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5531174
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 02/19/1999
Trans1 Recv Date: 02/19/1999
Trans2 Recv Date: 02/22/1999
TSD Site Recv Date: 02/26/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5564518
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 03/15/1999
Trans1 Recv Date: 03/15/1999
Trans2 Recv Date: 03/18/1999
TSD Site Recv Date: 03/24/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: NYDW9495
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5554045
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Generator Ship Date: 05/10/1999
Trans1 Recv Date: 05/10/1999
Trans2 Recv Date: 05/13/1999
TSD Site Recv Date: 05/16/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: Not reported
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00140
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00060
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5586816
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 04/12/1999
Trans1 Recv Date: 04/12/1999
Trans2 Recv Date: 04/15/1999
TSD Site Recv Date: 04/19/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSD ID: NY30747AL
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00195
Units: P - Pounds
Number of Containers: 001
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5897417
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 09/02/1999
Trans1 Recv Date: 09/02/1999

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G N CLEANERS (Continued)

1001215487

Trans2 Recv Date: 09/07/1999
TSD Site Recv Date: 09/09/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSDF ID: ILP188420
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00390
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

Document ID: NYC5954231
Manifest Status: Not reported
Trans1 State ID: ILD984908202
Trans2 State ID: SCD987574647
Generator Ship Date: 10/27/1999
Trans1 Recv Date: 10/27/1999
Trans2 Recv Date: 11/01/1999
TSD Site Recv Date: 11/09/1999
Part A Recv Date: Not reported
Part B Recv Date: Not reported
Generator EPA ID: NYR000046037
Trans1 EPA ID: OHD980587364
Trans2 EPA ID: Not reported
TSDF ID: NY30747AL
Waste Code: F002 - HALO SOLV + STILL BOTTOMS FM REC OF SOLV
Quantity: 00390
Units: P - Pounds
Number of Containers: 002
Container Type: DF - Fiberboard or plastic drums (glass)
Handling Method: B Incineration, heat recovery, burning.
Specific Gravity: 01.00
Year: 99

[Click this hyperlink](#) while viewing on your computer to access
87 additional NY_MANIFEST: record(s) in the EDR Site Report.

D10
NNE
< 1/8
0.109 mi.
573 ft.

145 KISCO AVE
MOUNT KISCO, NY 10549

Site 2 of 4 in cluster D

Relative:
Higher

EDR Historical Cleaners:

Actual:
295 ft.

Name: ROYAL CLEANERS
Year: 2007
Address: 145 KISCO AVE

Name: ROYAL CLEANERS
Year: 2008
Address: 145 KISCO AVE

EDR US Hist Cleaners 1014994176
N/A

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Database(s) EDR ID Number
 EPA ID Number

(Continued)

1014994176

Name: ROYAL CLEANERS
 Year: 2010
 Address: 145 KISCO AVE

Name: ROYAL CLEANERS
 Year: 2011
 Address: 145 KISCO AVE

Name: ROYAL CLEANERS
 Year: 2012
 Address: 145 KISCO AVE

D11 ROYAL CLEANERS
 NNE 145 KISCO AVENUE
 < 1/8 MT.KISCO, NY 10549
 0.109 mi.
 573 ft. Site 3 of 4 In cluster D

DRYCLEANERS S110247828
 N/A

Relative: DRYCLEANERS:
 Higher
 Actual: Facility ID: 3-5556-00045
 295 ft. Phone Number: 914-242-3445
 Region: Not reported
 Registration Effective Date: 9/24/2003 13:22:51:203
 Inspection Date: 10MAY24
 Install Date: 97
 Drop Shop: Not reported
 Shutdown: Not reported
 Alternate Solvent: Not reported
 Current Business: Not reported

E12 101 CARPENTER AVENUE OWNERS, INC.
 SE 101 CARPENTER AVENUE
 < 1/8 MOUNT KISCO, NY 10549
 0.116 mi.
 610 ft. Site 1 of 3 in cluster E

UST U003883783
 N/A

Relative: WESTCHESTER CO. UST:
 Higher
 Actual: Id/Status: 3-600831 / Active
 339 ft. Operator Name: Robert Sweit
 Owner Name: 101 Carpenter Avenue Owners, Inc.
 Owner Street: 101 Carpenter Avenue
 Owner Address2: Not reported
 Owner City: Mt. Kisco
 Owner State: NY
 Owner Zipcode: 10549
 GDS Number: Not reported

 Tank Number: 001
 Status: 5. Closed - removed
 Capacity: 5000
 Product Stored: Not reported
 Product Stored Percent: Not reported
 Tank Leak Detection: 4. Groundwater Well
 Date Installation: 10/01/1951
 Date Perm Closure: 04/15/2004
 Tank Location: 5. Underground

Count: 20 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
BEDFORD HILLS	1005440641	CRUSHER ROAD SITE	NYS ROUTE 22 (OLD POST RD.)	10507	CERC-NFRAP
MOUNT KISCO	S106867434	SHOPPERS PARK	ROUTE 117		NY Spills
MOUNT KISCO	S110488877	MAN HOLE	ROUTE 117/ACROSS FROM DUNKIN D		NY Spills
MOUNT KISCO	S111457678	AT INTERSECTION IN STORM DRAIN	ROUTE 128 AND ROUTE 117		NY Spills
MOUNT KISCO	S102153767	SAWMILL RIVER	RT. 143 & 119		NY Spills
MOUNT KISCO	S106125744	STREET ROUTE	ROUTE 684		NY Spills
MOUNT KISCO	S102152779	MT KISCO BROOK	MT KISCO BROOK		NY Spills
MOUNT KISCO	1012185091	CON EDISON	KITTLE HOUSE RD & RTE 117	10549	RCRA-CESQG
MOUNT KISCO	S102637724	MT. KISCO MEMORIAL POOL	LEONARD PARK RT.172 SO. BEDFOR	10549	CBS AST, CBS
MOUNT KISCO	1014919078	CON EDISON MANHOLE 4241	E MAIN ST & MOGER AVE MH 4241	10549	RCRA NonGen / NLR
MOUNT KISCO	1014919053	CON EDISON MANHOLE 4239	28 MAIN ST S OF MOGER AVE F OF	10549	RCRA NonGen / NLR
MOUNT KISCO	1016149007	CON EDISON MANHOLE: 3542	S MOGER AVE	10549	RCRA-CESQG
MOUNT KISCO	1014919069	CON EDISON MANHOLE 3537	MOGER AVE & BRITTON LN MH 3537	10549	RCRA NonGen / NLR
MOUNT KISCO	1014919055	CON EDISON MANHOLE 3544	MOGER AVE & E MAIN ST S OF	10549	RCRA NonGen / NLR
MOUNT KISCO	1016149181	CON EDISON POLE: T70	OLD ORCHARD DR & MOUNT KISCO	10549	RCRA NonGen / NLR
MOUNT KISCO	S102153402	KISCO RIVER	UNDER ROUTE 133	10549	RCRA-CESQG
MT. KISCO	S112817734	CON EDISON	BEDFORD RD & HWY 117	10549	NY Spills
MT. KISCO	1003864486	CANADIAN RADIUM & URANIUM CORP	MT. KISCO AVENUE	10549	MANIFEST
NORTH CASTLE	1010327258	CONED	OLD RT 22	11101	CERC-NFRAP
WESTCHESTER	1007207316	CONSOLIDATED EDISON	MH7985-KISCO AVE HOLIDAY INN	10481	RCRA NonGen / NLR, MANIFEST